Town Council Meeting

September 08, 2025 at 6:00 PM
Howey-in the-Hills Town Hall
101 N. Palm Ave.,
Howey-in-the-Hills, FL 34737

Join Zoom Meeting: https://us06web.zoom.us/j/85982038929?pwd=UaTL4QhM5KfLcMXl3bzX9zKFyxiJ87.1
Meeting ID: 859 8203 8929 | **Passcode:** 844651

AGENDA

Call the Town Council Meeting to order
Pledge of Allegiance to the Flag
Invocation by Councilor Reneé Lannamañ

ROLL CALL
Acknowledgement of Quorum Present and Proper Notice Given

WELCOME AND INTRODUCTION OF GUESTS

AGENDA APPROVAL/REVIEW

PUBLIC QUESTION & COMMENT
Any person wishing to address the Mayor and Town Council and who is not on the agenda is asked to speak their name and address. Three (3) minutes is allocated per speaker. The general Public Question & Comment period will be limited to a maximum of thirty (30) minutes unless extended by the Presiding Officer.

CONSENT AGENDA
Routine items are placed on the Consent Agenda to expedite the meeting. If Town Council/Staff wish to discuss any item, the procedure is as follows: (1) Pull the item(s) from the Consent Agenda; (2) Vote on the remaining item(s); and (3) Discuss each pulled item and vote.

1. The approval of the minutes and ratification and confirmation of all Town Council actions at the August 25, 2025, Town Council Meeting.

2. The approval of the minutes and ratification and confirmation of all Town Council actions at the August 25, 2025, Town Council Budget Workshop.

3. Consideration and Approval: **Piggyback Agreement - Aquatic Vegetation Control**

4. Consideration and Approval: **GFL Sanitation Rate Increase**

5. Consideration and Approval: **Public Utilities Truck Acquisition**

PUBLIC HEARING

6. Consideration and Approval: (Second Reading) **Ordinance 2025-005 - Platting Process Changes**

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO DEVELOPMENT; PROVIDING FINDINGS; AMENDING SECTION 4.09.00 OF THE HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE; DELETING OBSOLETE AND INCORRECT LANGUAGE REQUIRING VACATION OF PRIOR PLATS BEFORE REPLATTING; CLARIFYING AND REVISING PROCEDURES AND REQUIREMENTS FOR REVIEW AND APPROVAL OF PROPOSED PLATS OF LAND TO CONFORM TO 2025 AMENDMENTS TO PART I OF CHAPTER 177 OF THE FLORIDA STATUTES; REQUIRING TOWN COUNCIL APPROVAL AS A CONDITION TO APPROVAL OF PLATS FOR PRIVATE, GATED SUBDIVISIONS; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

- Mayor will read the Ordinance title.
- Town Planner will explain Ordinance 2025-005.
- Mayor will open Public Comment and Questions for this item only.
- Mayor will close Public Comment.
- Motion to approve Ordinance 2025-005.
- Council Discussion.
- Roll Call Vote.

OLD BUSINESS

NEW BUSINESS

7. Consideration Approval: **Minor Amendment to Hillside Grove PUD Phase 2**

8. Consideration and Approval: **Salary Study**

9. Consideration and Approval: **Librarian Assistant Pay**

10. Consideration and Approval: **Retention Incentive FY26**

11. Consideration and Approval: **Selection of Lake County Educational Concurrency Review Committee Member**

12. Discussion: **Woodard and Curran Study**

13. Discussion: **Town Attorney RFQ**

14. Consideration and Approval: **Local Option Gas Tax Letter of Support**

15. Consideration and Approval: **Scheduling the Town Manager Performance Evaluation Review Date**

DEPARTMENT REPORTS

16. Town Hall

17. Police Department

18. Code Enforcement

19. Lake County Fire Rescue

20. Public Services Department

21. Parks & Recreation

22. Library / Community Events

23. Town Attorney

24. Finance Supervisor

25. Town Manager

COUNCIL MEMBER COMMENT

26. Mayor Pro Tem Everline

27. Councilor Arnold

28. Councilor Miles

29. Councilor Lannamañ

30. Mayor Wells

ADJOURNMENT

To Comply with Title II of the Americans with Disabilities Act (ADA):

Qualified individuals may get assistance through the Florida Relay Service by dialing 7-1-1. Florida Relay is a service provided to residents in the State of Florida who are Deaf, Hard of Hearing, Deaf/Blind, or Speech Disabled that connects them to standard (voice) telephone users. They utilize a wide array of technologies, such as Text Telephone (TTYs) and ASCII, Voice Carry-Over (VCO), Speech to Speech (STS), Relay Conference Captioning (RCC), CapTel, Voice, Hearing Carry-Over (HCO), Video Assisted Speech to Speech (VA-STS) and Enhanced Speech to Speech.

Howey Town Hall is inviting you to a scheduled
Zoom meeting.
Topic: **Town Council Meeting**
Time: **Sept. 8, 2025 06:00 PM Eastern Time** (US and Canada)
Join Zoom Meeting https://us06web.zoom.us/j/85982038929?pwd=UaTL4QhM5KfLcMXl3bzX9zKFyxiJ87.1

Meeting ID: 859 8203 8929
Passcode: 844651

Please Note: In accordance with F.S. 286.0105: Any person who desires to appeal any decision or recommendation at this meeting will need a record of the proceedings, and that for such purposes may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The Town of Howey-in-the-Hills does not prepare or provide this verbatim record. Note: In accordance with the F.S. 286.26: Persons with disabilities needing assistance to participate in any of these proceedings should contact Town Hall, 101 N. Palm Avenue, Howey-in-the-Hills, FL 34737, (352) 324-2290 at least 48 business hours in advance of the meeting.

Town Council Meeting

August 25, 2025 at 6:00 PM
Howey-in the-Hills Town Hall
101 N. Palm Ave.,
Howey-in-the-Hills, FL 34737

DRAFT

MINUTES

Mayor Wells called the Town Council Meeting to order at 6:05 p.m.
Mayor Wells led the attendees in the Pledge of Allegiance to the Flag.
Councilor Reneé Lannamañ delivered an invocation.

ROLL CALL

Acknowledgement of Quorum Present and Proper Notice Given

MEMBERS PRESENT:
Mayor Pro Tem Tim Everline | Councilor Jon Arnold | Councilor Reneé Lannamañ | Councilor David Miles | Mayor Graham Wells

STAFF PRESENT:
Sean O'Keefe, Town Manager | Tom Wilkes, Town Attorney | Rick Thomas, Police Chief | Morgan Cates, Public Services Director | Sean Parks, Town Planner | John Brock, Deputy Town Manager / Town Clerk

WELCOME AND INTRODUCTION OF GUESTS

It was noted at the beginning of the meeting that Town Hall was having difficulties with its internet service and the Zoom meeting, for those seeking to participate remotely, was dropping in and out.

AGENDA APPROVAL/REVIEW

Motion made by Councilor Arnold to approve the meeting's agenda; seconded by Councilor Miles. Motion approved unanimously by voice vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

PUBLIC QUESTION & COMMENT

Any person wishing to address the Mayor and Town Council and who is not on the agenda is asked to speak their name and address. Three (3) minutes is allocated per speaker. The general Public Question & Comment period will be limited to a maximum of thirty (30) minutes unless extended by the Presiding Officer.

Tom Ballou, 1005 N. Tangerine Ave. – Town resident, Mr. Tom Ballou, addressed the Council to emphasize his appreciation for Town staff during the budget process. He stated that, although discussions have sometimes been

heated, it should not be perceived that citizens do not value Town employees. On the contrary, he praised staff for their professionalism, kindness, and dedication. Mr. Ballou specifically commended Mr. John Brock, Mr. Morgan Cates, Chief Rick Thomas, Ms. Kim Bohrer, and Mr. Ron Kimmel from Public Works, as well as all the Public Services team, noting their consistent helpfulness and positive service to residents. He concluded by affirming that staff are appreciated by the community.

Banks Helfrich, 9100 Sams Lake Rd., Clermont – County resident, Banks Helfrich, addressed the Council, beginning with a "Farm Tip of the Day" about peanut harvesting in Florida. He then emphasized honesty, integrity, and character as essential qualities for elected representation, highlighting the need for truthfulness, consistency between words and actions, and strong personal conviction. He concluded by stressing the importance of these values during municipal elections and offered a blessing to those present.

CONSENT AGENDA

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Motion made by Councilor Arnold, Seconded by Councilor Lannamañ.
Voting Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells

1. The approval of the minutes and ratification and confirmation of all Town Council actions at the July 22, 2025, Town Council Budget Workshop.

2. The approval of the minutes and ratification and confirmation of all Town Council actions at the July 28, 2025, Town Council Meeting.

3. The approval of the minutes and ratification and confirmation of all Town Council actions at the August 7, 2025, Town Council Budget Workshop.

4. The approval of the minutes and ratification and confirmation of all Town Council actions at the August 11, 2025, Town Council Meeting.

Councilor Miles stated that he would like the minutes for the August 11, 2025, Town Council meeting to be amended on page 9, to reflect that, in the paragraph that he begins discussing Ordinance 2025-004, that the words "closing the" be added before "barn doors".

Motion made by Councilor Arnold to approve the Consent Agenda with Councilor Miles' amendment to the August 11, 2025, Town Council Meeting minutes; seconded by Councilor Lannamañ. Motion approved unanimously by voice vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

PUBLIC HEARING

5. Consideration and Approval: (Second Reading) **Ordinance 2025-005 - Platting Process Changes**

   Mayor Wells read Ordinance 2025-005 out loud by title only.

   AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO DEVELOPMENT; PROVIDING FINDINGS; AMENDING SECTION 4.09.00 OF THE HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE; DELETING OBSOLETE AND INCORRECT LANGUAGE REQUIRING VACATION OF PRIOR PLATS BEFORE REPLATTING;

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CLARIFYING AND REVISING PROCEDURES AND REQUIREMENTS FOR REVIEW AND APPROVAL OF PROPOSED PLATS OF LAND TO CONFORM TO 2025 AMENDMENTS TO PART I OF CHAPTER 177 OF THE FLORIDA STATUTES; REQUIRING TOWN COUNCIL APPROVAL AS A CONDITION TO APPROVAL OF PLATS FOR PRIVATE, GATED SUBDIVISIONS; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

Town Planner, Sean Parks, explained that the recent state legislation (SB 784) mandates administrative review of plats and assured Council that the process would involve multiple staff members to provide checks and balances. The Town Attorney, Tom Wilkes, then identified several drafting errors in the ordinance, including incorrect references to the Development Review Committee (DRC) and to the "Town Manager's office" instead of the Town Manager. He recommended revisions to remove references to the DRC, clarify that the Town Manager is the approving authority, and allow the Town Manager to seek input from other staff or consultants as needed.

Council expressed frustration that these issues were not identified prior to the second reading, with the Mayor emphasizing that such changes should be resolved before reaching this stage. The Town Attorney acknowledged the oversight and apologized. After discussion, Council determined that the errors were not substantive but still required correction. Mr. Wilkes stated that there would be no requirement to re-advertisement the final hearing. It was noted that the Town is already operating under a temporary resolution, so no projects would be delayed.

Motion made by Councilor Miles to continue this item to the Sept. 10, 2025, Town Council Meeting; seconded by Councilor Arnold. Motion approved unanimously by roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

OLD BUSINESS

6. Consideration and Approval: **Florida Department of Transportation (FDOT) Restriping of Palm Ave. to Remove On-Street Parking**

The Town Planner, Sean Parks, introduced the transportation improvement discussion, noting that staff had been working with the Lake-Sumter Metropolitan Planning Organization (MPO) and Florida Department of Transportation (FDOT) to explore ways to improve safety and traffic flow along Palm Avenue (State Road 19). The proposal focused on removing underutilized on-street parking in the downtown core to allow re-striping and the creation of a dedicated turn lane at Central Avenue, where large trucks frequently turn. He clarified that no additional right-of-way would be needed.

Council raised questions about whether the parking removal would apply to the entire corridor or just near the intersection. The Mayor and Mayor Pro Tem emphasized that FDOT had not formally proposed the project but suggested it as a possible option. They also noted FDOT's design standards on lane width and the need to account for minimum requirements if on-street parking were eliminated.

The Town Engineer, Don Griffey, explained that FDOT does not consider the striped area along Palm Avenue to be designated parking, but rather an edge stripe, and that the existing 18-foot pavement width could allow either a *de facto* turn lane or formal striping adjustments. He noted that removing the edge stripe could speed up traffic but also allow vehicles to maneuver around turning cars. He also confirmed FDOT was willing to consider design exceptions and that resurfacing work on SR 19 was scheduled for the following year. He outlined that parking impacts near the intersection of Palm Ave. and Central Ave. could be partially offset by using Town-owned land for additional parking, and that pedestrian safety standards would require prohibiting parking near crosswalks.

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Council inquired about the possibility of a traffic light at the Central Avenue intersection. Mr. Griffey reported that FDOT was actively evaluating the location and reviewing signal timing at nearby intersections. He credited police traffic studies with influencing FDOT's decision to reassess the need for a full signal.

Council members generally supported pursuing a traffic signal and agreed that parking needs and pedestrian safety should be carefully considered.

Mayor Wells opened Public Comment for this item only.

Anderson Raber, 206 S. Palm Ave. – Town resident, Anderson Raber, spoke in opposition to the proposal, noting that the on-street parking in the affected area is heavily used by nearby businesses, including the local hairdresser, and will be needed for the soon-to-open Virginia's Pancake House. He expressed concern about the loss of parking for visitors to his home, stating that without on-street spaces, guests would resort to parking in his yard, potentially creating code enforcement issues.

Sara Raber, 206 S. Palm Ave. – Town resident, Sara Raber, was not in favor of any changes to SR. 19, as she stated that they would lose all of their parking.

Michael St. Clair, 201 E Croton Way – Town resident, Michael St. Clair, noted that he is not directly affected; he shared that his friends and sister live on Palm Avenue and rely on the limited parking available. He explained that many homes along the corridor have narrow, steep, single-lane driveways that cannot accommodate multiple vehicles, making on-street parking essential. Although he acknowledged the traffic challenges and the need for improved turning movements for large trucks, he opposed the complete elimination of parking along Palm Avenue, emphasizing that such a measure would create significant hardship for residents.

Mayor Wells closed Public Comment for this item.

Mayor Wells noted that a large tree currently blocks the view of the flashing pedestrian light, creating a serious hazard, and suggested its removal as part of the safety effort. Councilor Lannamañ expressed concern about preserving parking along Palm Avenue, asking if modifications could be limited to just the intersection area. Mayor Wells and Councilor Miles both emphasized the need for a turning lane, even though it would eliminate some on-street parking.

Mr. Griffey explained that the Town already owns property behind the Howey Market that could provide approximately ten angled parking spaces to offset the loss. Councilors discussed adding no-parking signs near the intersection to remove ambiguity and increase safety.

Councilor Lannamañ raised concerns about pedestrian risks from vehicles turning without a signal, while Councilor Arnold highlighted recent dangerous incidents at the crosswalk as evidence of the urgent need for improvements. Discussion also touched on future traffic growth from nearby developments, with members noting that the improvements should complement future FDOT consideration of a traffic light.

Motion made by Councilor Lannamañ recommend restriping part of SR 19, limiting changes to one block on either side of Central Avenue, preserving the rest of Palm Avenue parking while creating turn lanes and re-striping as shown in Town Engineer Griffey's plan; seconded by Councilor Arnold. Motion approved unanimously by roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

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NEW BUSINESS

7. Consideration and Approval: **Lake Hills Commercial S.R. 19 Access Design**

Town Engineer, Don Griffey, presented FDOT's review of the proposed Lake Hills Commercial entrance on State Road 19. FDOT required a signal warrant analysis and Intersection Control Evaluation, both of which determined that full turn lanes and a traffic signal were necessary to maintain acceptable levels of service. FDOT advised that a roundabout would only be permitted if designed as a two-lane roundabout tied to a four-lane cross-section of SR-19 across the project frontage, which would require significant additional right-of-way and cost. Mr. Griffey noted this would make a roundabout impractical at this stage and suggested a signal could serve as an interim solution.

Councilor Miles opposed the proposal, stating that, on April 22, 2024, the Town required a roundabout as a condition of development approval. He cited safety concerns and congestion, arguing that additional residential units and the shopping center would overburden SR-19. He urged coordination with state legislators for funding and right-of-way acquisition to support widening and a roundabout. Mayor Pro Tem Everline questioned whether a needs assessment had ever been submitted to FDOT, noting that the long-range transportation plan contained no projects for Howey-in-the-Hills.

Town Attorney, Tom Wilkes, advised that the roundabout condition of approval applied to both residential and commercial components and remained enforceable. However, he explained that developers were caught between Town requirements and FDOT's refusal to permit a roundabout without four-laning. He emphasized that the responsibility to resolve this conflict lay with the developers, not the Town Council.

Mr. Craig Buchanan, Windcrest Development Group representative for Publix, stated that Publix did not have funding to widen SR-19 and would table the project without approval of a signal. He explained that FDOT had concluded a signal was the only acceptable solution under current conditions.

Discussion followed regarding ownership of connecting roads, long-range four-laning plans for SR-19, and the Town's financial obligations for ongoing traffic signal maintenance and electricity. Several Councilors expressed concern over long-term safety and aesthetics, while others stressed the importance of moving the project forward to secure new tax revenue.

Motion made by Councilor Arnold to approve the Lake Hills SR 19Access design as presented by Town Engineer, Don Griffey; seconded by Councilor Lannamañ. Motion approved by roll call vote.

Voting
Yea: Councilor Arnold, Councilor Lannamañ, Mayor Wells
Nay: Mayor Pro Tem Everline, Councilor Miles

8. Consideration and Approval: **Water Treatment Plant #3 Construction Bid (RFB 2025-007)**

Town Manager, Sean O'Keefe, explained that the bid under consideration was limited to the construction of Water Treatment Plant No. 3. He clarified that related projects, including installation of a 12-inch water main and retrofitting of Water Plant No. 1, would be bid separately. Six bids were received, with RCM Utilities, LLC submitting the lowest bid at $8,864,055. A minor discrepancy of $1,000 between written and numerical amounts on the bid was confirmed by the contractor as a clerical error, with the correct total being $8,864,055.

Troy Mitchell of Halff Associates, project engineer, confirmed that the scope of work covered only the new plant and explained that the 12-inch line had been identified after the master plan due to system balancing and fire protection needs. He also clarified questions regarding the chlorination method,

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noting that the new plant will use the same gaseous chlorination system currently in use, making operation and maintenance consistent for staff. Mr. Mitchell further explained that a septic system was included for the plant facility due to the absence of nearby sanitary sewer, with the option to connect to future sewer infrastructure when available.

Councilor Miles raised concerns regarding chlorination methods and septic use but accepted the technical explanations provided. He also sought confirmation from the bidder on the corrected contract amount, which was affirmed by the representative of RCM Utilities.

Motion made by Councilor Miles to award the contract for Water Treatment Plant No. 3 to RCM Utilities, LLC in the amount of $8,864,055, as recommended by Halff Associates; seconded by Councilor Arnold. Motion approved unanimously by roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

Mayor Wells asked for a motion for a five-minute recess.

Motion made by Councilor Lannamañ for a five-minute recess to the meeting; seconded by Councilor Arnold. Motion approved unanimously by voice vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

Mayor Wells placed the meeting in recess at 7:59 p.m.

Mayor Wells reconvened the meeting at 8:05 p.m.

9. Discussion: **Woodard & Curran Presentation**

Council received an informational briefing from Woodard & Curran regarding the Town's Septic-to-Sewer project and wastewater facility plan. Woodard & Curran representative, Peter Hardy, explained that approximately 600 parcels in Old Howey are affected, requiring four lift stations, new gravity lines, force mains, and manholes. He presented three alternatives: (1) do nothing, (2) pump wastewater to Groveland's Sunshine Plant at an estimated cost of $28.3 million plus connection fees, or (3) acquire and expand the Central Lake CDD wastewater plant at an estimated $20.4 million, depending on valuation. Councilors discussed technical issues such as force main capacity, manhole placement, and plant expansion needs, as well as concerns about the true value of the plant and the negotiation process with the private owners.

Funding opportunities were a central focus, including the Town's existing $3.185 million grant, of which $185,000 has been spent on the Clean Water study (that was being present at this time) and $3 million remains. Woodard & Curran advised that the grant could likely cover the septic-to-sewer design phase, but further clarification is needed on whether funds could be applied toward a plant purchase. They also noted that significant state and federal grant opportunities exist, with potential for a high percentage of project costs to be covered, though final amounts remain uncertain until November.

Town Attorney, Tom Wilkes, explained that financing could be structured through bonds or SRF loans, with repayment tied to utility revenues rather than property taxes. Council emphasized the need for detailed financial analysis and clarity on when the Town would be committed beyond preliminary approval. Woodard & Curran stressed that accepting the Preliminary Engineering Report (PER) does not commit the Town to any single option but is required to remain eligible for additional state funding.

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Following discussion, Council agreed that acceptance of the PER should be brought forward to meet state deadlines for funding consideration.

Motion made by Councilor Miles to convert Agenda Item #9 from a Discussion to Consideration and Approval; seconded by Councilor Arnold. Motion approved by voice vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles
Nay: Mayor Wells

Mayor Pro Tem Everline and Mayor Wells questioned acting the same evening, noting the item had been noticed as a discussion and that state deadlines were unclear. Woodard & Curran stated the original SRF submittal date was July 15, 2025, that an extension had been granted without a firm new deadline, and that Town approval of the PER is needed to retain access to remaining SAHFI funds. Councilor Miles and Councilor Lannamañ supported moving forward to keep funding eligibility and obtain definitive cost and financing information, emphasizing that approval of the PER does not commit the Town to a specific alternative or vendor.

Mayor Wells opened Public Comment for this item only. Hearing no comments, Mayor Wells closed Public Comment for this item.

Motion made by Councilor Miles to approve the Preliminary Engineering Report prepared by Woodard & Curran dated July 2025 for submission to the State of Florida; seconded by Councilor Lannamañ. Motion approved by roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles
Nay: Mayor Wells

10. Discussion: **Public Services 20-Year Road Plan**

Mayor Wells identified that the meeting had run past 9:00 p.m. and asked for a motion to extend the meeting by 30 minutes.

Motion made by Councilor Miles to extend the meeting to 9:30 p.m.; seconded by Councilor Arnold. Motion approved by roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

Public Services Director, Morgan Cates, presented a 20-year Road Improvement Plan and a supporting road inventory, the Town's first comprehensive plan in 25 years, assigning 1–5 condition scores and noting a clerical omission (Island Drive previously reconstructed after a hurricane washout). He reported Gardenia is essentially complete and that work on North Citrus will begin the following week, with resident notices already issued. Mr. Cates recommended moving East Holly Street out a few years and substituting Valencia for FY 2026 based on field conditions, emphasizing current reconstructions are being built with proper base so future maintenance can be handled by milling and resurfacing at far lower cost.

Councilor Miles concurred on prioritizing Valencia and suggested adding one short connector, West Pine or West Palmetto, in FY 2026 to "catch up," citing that $225,000 is programmed for next year while Valencia's cost is expected to be below the prior $159,000 East Holly estimate; the Town

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Manager cautioned that West Pine ($370,000) and West Palmetto ($347,000) also require lowering water mains at SR 19.

Mr. Cates and Town Planner, Sean Parks, advised county road revenue distributions are likely to decline, reinforcing the need to scale project lengths to match funding. The Town Manager recognized the Public Services team for completing more roadway work in the last three years than in the preceding 25.

DEPARTMENT REPORTS

11. Town Manager

Town Manager, Sean O'Keefe, announced Town Labor Day closures (Monday, September 1), and confirmed the FY 2026 budget public hearings for Wednesday, September 10 and Wednesday, September 24 at 5:05 p.m.

Mayor Wells requested adding Police Department server replacement to the September 8th Town Council agenda (approximately $55,000; three quotes received; a lease option to review), with the Mayor's preference to consider Infrastructure Fund use instead of the General Fund.

Council clarified the September calendar (Council meeting on Monday, September 8; first budget hearing September 10); Councilor Miles noted he will be out of Town on September 8.

COUNCIL MEMBER COMMENT

12. Mayor Pro Tem Everline

Mayor Pro Tem Everline shared updates from a recent municipal conference, noting it was the best-attended to date, with many mayors and city managers present, and suggested that both the Mayor and Town Manager attend future sessions given the valuable information and contacts. He also referenced a state agency presentation on property taxes, from which he has ordered follow-up materials for Council review and potential resident outreach.

Mayor Pro Tem Everline then expressed concern about not being informed of a recent Florida Department of Transportation (FDOT) meeting involving Town staff and consultants. He stressed the importance of timely communication so that Council leadership can coordinate effectively and present a unified front to FDOT and the MPO. Town Manager, Sean O'Keefe, clarified that the meeting was intended as a staff-level discussion with FDOT, though Councilor Arnold learned of it separately and attended. Mayor Wells acknowledged the point and agreed better coordination and communication are needed going forward.

13. Councilor Arnold

Councilor Arnold directed the Town Manager to deliver, by the next Town Council meeting, rigorous, empirical market compensation data to substantiate the working assessment that the Library Assistant employee is underpaid. He emphasized that the analysis must go beyond anecdotal comparisons (e.g., isolated offers from nearby cities) and provide structured benchmarks and comparables sufficient to support a potential pay adjustment that could be incorporated before the Town's budget is approved.

14. Councilor Miles

None

15. Councilor Lannamañ

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Councilor Lannamañ requested that the Town formally ask FDOT to install mast-arm traffic signals, rather than traditional pole-and-wire assemblies, at both State Road 19 intersections (Central Avenue and CR 48). She noted mast arms provide a cleaner appearance and greater durability in storms and hurricanes. Other members acknowledged and agreed with her point.

16. Mayor Wells

    Mayor Wells thanked the public, Town Planner, Public Servies Director, and Police Lieutenant for attending the evening's meeting.

ADJOURNMENT

There being no further business to discuss, a motion was made by Councilor Lannamañ to adjourn the meeting; Councilor Arnold seconded the motion. Motion was approved unanimously by voice vote.

The Meeting adjourned at 9:31 p.m. | **Attendees: 50**

_____

Graham Wells, CMC, Mayor

ATTEST:

_____

John Brock, Town Clerk

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Town Council Budget Workshop

August 25, 2025 at 3:00 PM
Howey-in the-Hills Town Hall
101 N. Palm Ave.,
Howey-in-the-Hills, FL 34737

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MINUTES

Mayor Wells called the Town Council Budget Workshop to order at 3:00 p.m.
Mayor Wells led the attendees in the Pledge of Allegiance to the Flag.
Councilor Reneé Lannamañ delivered an invocation.

ROLL CALL

Acknowledgement of Quorum Present and Proper Notice Given

MEMBERS PRESENT:
Mayor Pro Tem Tim Everline | Councilor Jon Arnold | Councilor Reneé Lannamañ | Councilor David Miles | Mayor Graham Wells

STAFF PRESENT:
Sean O'Keefe, Town Manager | Tom Wilkes, Town Attorney | Rick Thomas, Police Chief | Michael Giddens, Police Lieutenant | Morgan Cates, Public Services Director | Amanda Moldan, Library Director | John Brock, Deputy Town Manager / Town Clerk

WELCOME AND INTRODUCTION OF GUESTS

None

AGENDA APPROVAL/REVIEW

Motion made by Councilor Lannamañ to approve of the meeting's agenda; seconded by Councilor Arnold. Motion approved unanimously by voice vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles, Mayor Wells
Nay: None

PUBLIC QUESTION & COMMENT

Any person wishing to address the Mayor and Town Council and who is not on the agenda is asked to speak their name and address. Three (3) minutes is allocated per speaker. The general Public Question & Comment period will be limited to a maximum of thirty (30) minutes unless extended by the Presiding Officer.

Vance Jochim, County resident and author of a Lake County fiscal watchdog blog – County resident, Vance Jochim, spoke regarding the proposed wage increase. He cautioned that many residents are already struggling with rising costs such as HOA fees and property insurance and urged the Council to consider adopting the rollback rate. Drawing on his background as a corporate auditor and anti-corruption manager, he noted that the Florida Department of Justice is auditing local governments and that corporations are increasingly adopting "AI first" policies to reduce costs. He concluded that the salary increase appears excessive in the current economic climate and encouraged the Council to act with caution.

Roslyn Teharr, 1202 Lido Dr. – Town resident, Roslyn Terharr, spoke during public comment regarding the proposed raises. She expressed concern over a lack of enforcement on issues such as vehicles blocking sidewalks and one car that has remained on a jack for three weeks. She stated that police officers advised her such matters fall under code enforcement but questioned why the Code Enforcement Officer has not acted. She suggested the Town could save money by eliminating the position if duties are not being fulfilled. Mrs. Terharr also noted that the average cost of living increase is approximately 2.5%, considerably less than the raises under discussion.

Marie Gallelli, 1104 N. Tangerine Ave. – Town resident, Marie Gallelli, spoke during public comment, questioning the $114,000 increase in salaries in one year as excessive for the Town's size. She expressed concern about granting raises to recently hired employees without performance reviews, suggested delaying the hiring of a permit employee until demand exists, and noted that the Town Clerk's salary has almost doubled in five years.

Carol Roque, 505 Mission Ln. – Town resident, Carol Roque, spoke during public comment urging the Council to vote against the proposed raises. She thanked Councilor Arnold for responding to residents' messages but asked that future responses be less sarcastic in tone.

Diana Ballou, 1005 N. Tangerine Ave. – Town resident, Diana Ballou, read out loud an email that Town resident, Tina St. Clair, had sent out to all the Town Councilors earlier in the week, urging them to vote no on proposed raises for the Town's employees.

Tom Pleis, 604 Avila Pl. – Town resident, Tom Pleis, opposed the proposed raises. He stated that, compared to his experience in larger cities, the salaries in a town of fewer than 2,000 residents seemed excessive. He suggested the Town could reduce costs by outsourcing law enforcement to the Lake County Sheriff's Office or Florida Highway Patrol. Mr. Pleis also objected to what he described as a nearly 100% salary increase for a Town position since FY 2021, which he felt was unjustifiable.

Andi Everline, 1012 N. Lakeshore Blvd – Town resident, Andi Everline, stated that the proposed salary increases are excessive. She compared the raises to Lake County teacher salaries, noting that positions such as Library Assistant and Billing Clerk would earn nearly as much as teachers with bachelor's degrees. She criticized the CPI plus tenure model as the wrong approach, arguing that tenure is being phased out in schools because it can reduce accountability. Mrs. Everline added that, during her teaching career, wages were frozen for multiple years, and when raises were granted, they were only about 2%, yet teachers continued to work hard. She concluded that the proposed raises are disproportionate.

Tom Ballou, 1005 N. Tangerine Ave. – Town resident, Tom Ballou, shared information on recent state employee pay adjustments. He noted that all state employees received a 2% raise with a $1,000 minimum increase effective July 1, 2025, while law enforcement officers and firefighters received additional raises of 10–15% depending on years of service, with base pay for law enforcement raised to $60,000 annually. He also highlighted that health insurance premiums for state employees and retirees remain unchanged.

Paul Redman, 109 N. Lakeshore Blvd – Town resident, Paul Redman, emphasized the importance of maintaining local law enforcement. He cautioned against outsourcing, noting that, when the UK centralized policing, it weakened communities, and he stressed the need to pay officers competitively to ensure future recruitment. On the budget, he argued that raises should not be automatic but instead tied to performance, value, and comparison with similar positions elsewhere. He urged the Council to treat the Town's finances with the

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same scrutiny as a business, rewarding efficiency and contributions but avoiding across-the-board increases that simply shift higher costs to residents.

Joshua Husemann, 671 Avila Pl. – Town resident, Joshua Husemann, spoke during public comment in support of staff raises. He observed that many Town employees are paid well below counterparts in other municipalities and argued that population size should not diminish the need to fairly compensate staff who are responsible for running the Town. He acknowledged concerns about the size of some proposed increases but emphasized that adjustments are necessary to bring salaries in line with comparable positions elsewhere. Mr. Husemann noted that his interactions with staff have been largely positive and praised their work ethic.

Christina Hawkins, 1110 N. Lakeshore Blvd. – Town resident, Christina Hawkins, gave up her comment time to allow County resident Vance Jochim time to speak again.

Vance Jochim, County resident and author of a Lake County fiscal watchdog blog – County resident, Vance Jochim, suggested that, when substantial salary increases are proposed, the Town should advertise and open the positions to competitive applicants at the new pay rate. He stated this would demonstrate fiscal responsibility and ensure the Town is attracting candidates with the skills needed for the higher compensation.

Joe McCollum, 122 W Magnolia Ave. – Town resident, Joe McCollom, questioned the justification for further salary increases. He noted that unresolved issues such as drainage and standing water remain unaddressed, making raises appear inappropriate. Citing data from the past five years, he highlighted significant cumulative increases for several positions, including 69% for the Town Clerk, 51% for a Library Assistant, and 40% for the Police Chief. He argued that, without clear evidence of retention problems or visible improvements in services, additional raises at this time seem excessive.

NEW BUSINESS

1. Discussion: **Fiscal Year 2025-2026 Budget**

   Councilor Miles emphasized the need to balance fairness for both taxpayers and employees. He noted that the Town has experienced nearly 200% turnover in its police department during his tenure and pointed out that starting salaries for Howey's officers are about $10,000 lower than for sheriff's deputies in neighboring Seminole County. He argued that, while the Town should avoid "huge raises," it must provide reasonable, competitive pay to retain quality employees, particularly as population growth and infrastructure demands, such as the planned new water plant, place greater responsibilities on staff.

   Councilor Arnold presented demographic and financial data from outside sources, noting that Howey's median household income is among the highest in Lake County and that the Town's population has grown significantly in recent years. He projected that continued growth could require a police force of around thirty officers in the next decade and emphasized that retaining trained personnel would reduce turnover-related costs. He also highlighted the proposed millage reduction to 6.99, the first in a decade, as evidence of the Town's strong fiscal position.

   Councilor Lannamañ expressed opposition to across-the-board increases of 7–10%, citing economic instability, sluggish home sales, and rising bankruptcy rates. Drawing from her experience with union contracts, she advocated limiting raises to the current Consumer Price Index of 2.7%. She warned that larger increases could prove unsustainable, forcing future layoffs, and cautioned against direct comparisons with larger municipalities such as Mascotte.

   Mayor Pro Tem Everline stressed that councilors are responsible for maintaining the public trust and must listen to residents' concerns. He argued that proposed increases above 7% exceed those of nearby municipalities and pointed to stagnant housing sales in Howey as a sign of broader economic fragility. He noted that, while rollback provides only modest individual tax savings, it prevents tax increases, which is critical given the likelihood of future statewide property tax reforms.

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Mayor Wells acknowledged that rollback does not reduce taxes but prevents them from rising and provided an example showing that the proposed 6.99 millage rate would save an example tax payer approximately $238 compared to maintaining 7.5 mills. In his prepared remarks, he praised staff contributions across departments and defended the Town Clerk's compensation by emphasizing the multiple roles he performs, including Deputy Town Manager, HR, and IT. The Mayor raised concerns about online criticism harming morale and underscored the high costs of turnover. He introduced an alternative tenure-based raise model consisting of a 3% across-the-board adjustment plus 1% per year of service up to five years, with a special adjustment for the underpaid Library Assistant. This model, he explained, would reduce average raises from 7.62% to 4.97%, save over $50,000, and generate a $65,000 General Fund surplus, all while aligning with other Lake County municipalities, lowering the millage beyond rollback, and avoiding utility rate increases. He concluded by affirming confidence in Town staff and turned the discussion to the Town Manager.

Town Manager O'Keefe opened his remarks by expressing pride in the proposed budget, highlighting that, for the first time in years, the Town could lower the millage rate not only to rollback but beyond, while keeping sanitation, water, and wastewater fees flat. He explained that Council's statutory role is to approve departmental budgets rather than individual salaries and clarified that, while salary sheets are shared with councilors to illustrate how departmental totals are reached, they have not historically been part of the formal budget packet. He then outlined the two compensation alternatives under consideration: the first, a 7% increase across departments with 10% for directors and police officers and 12% for police supervisors, totaling about $1.639 million in salaries (a 7.62% increase over FY25); the second, a longevity-based plan of CPI plus 1% per year of service up to five years, totaling about $1.599 million (a 4.97% increase). He noted this option would save roughly $39,000 after correcting a minor rounding error.

Mayor Pro Tem Everline questioned whether the practice of allocating lump sums by department, with internal discretion for distribution, had ever been clearly presented in budget meetings. Councilor Miles expressed concern about prior mid-year promotions that effectively created new positions and increased salaries without Council approval, suggesting that Council should have the authority to create new roles. He added that, while most employees now earn fair wages, the police department remains underpaid, and he advocated for at least CPI-level increases (around 3%) along with targeted 10% catch-up adjustments for police officers and supervisors.

Councilor Lannamañ concurred that CPI-based raises were appropriate and reiterated her concerns about fiscal prudence, suggesting a hiring freeze to avoid future layoffs. She also supported a modified approach of $5,000 increases for police officers and $7,500 for corporals and lieutenants, while cautioning against overcorrecting pay for positions such as the Library Assistant.

Mayor Pro Tem Everline emphasized his preference for modest across-the-board raises of about 3% paired with specific dollar increases for police officers to bring their pay in line with other municipalities. He agreed that adjustments for the lowest-paid library staff member could be considered but questioned a large percentage jump.

Councilor Arnold supported the idea of targeted increases for police, warning that, without competitive pay, other jurisdictions would continue recruiting Howey-trained officers. He also stressed the importance of reducing the millage rate as a visible response to residents' concerns.

The discussion continued with recognition that, while overall staff salaries have largely been brought to competitive levels, the police department requires additional catch-up measures to improve retention, and that adjustments must be balanced against the Town's fiscal responsibility and commitment to maintaining a lower millage rate.

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Councilor Lannamañ asked Police Chief Thomas to clarify whether new officers serve a probationary period, and he confirmed it is one year by statute. Chief Thomas explained that raises have historically been structured to take effect on October 1 to simplify administration and ensure funds remain available if an officer leaves. He strongly supported targeted increases for police, noting that law enforcement retention is challenged nationwide due to a "bidding war" over salaries and incentives. He emphasized that, while culture at Howey is positive, pay remains the key issue, with surrounding agencies offering higher starting salaries and signing bonuses.

Mayor Wells countered that comparisons with larger municipalities may not be appropriate, but Chief Thomas reiterated the need for a comprehensive salary study specific to Howey to determine competitiveness. Council discussion highlighted that even neighboring Town of Astatula, smaller than Howey, has attracted officers with higher pay.

Councilor Miles then made a motion to grant a 3% raise effective October 1, 2025, for all employees (including the Town Manager and the Police Chief), with the exception that all sworn police officers, corporals, and the lieutenants receive a 10% increase. He also proposed a restriction against adding any new staff positions not authorized in the FY 2026 budget, effectively eliminating the planned Building Permit Clerk role. Councilor Lannamañ seconded the motion.

Councilor Lannamañ requested a hiring freeze be added, but Councilor Miles declined, clarifying that existing positions could still be refilled but no new roles created. Debate followed regarding the Library Assistant's pay. Mayor Wells argued she is grossly underpaid given her responsibilities and urged a special adjustment, while Councilor Lannamañ maintained that public safety roles carry greater risk and should remain the focus. Councilor Arnold suggested reallocating council stipends to support her salary.

Police Lieutenant, Michael Giddens, addressed the Council, stating he had not observed a culture problem in the police department and affirming that retention issues were primarily financial. He noted he would forgo a larger raise himself in favor of additional support for lower-paid officers. Discussion concluded with recognition that the adopted plan would save money compared to earlier proposals, creating a budget surplus. A roll call vote on Councilor Miles' motion was then called.

Motion made by Councilor Miles to grant a 3% raise effective October 1, 2025, for all employees (including the Town Manager and the Police Chief), with the exception that all sworn police officers, corporals, and the lieutenants receive a 10% increase, and restricting the hiring of any new staff positions not authorized in the FY 2026 budget; seconded by Councilor Lannamañ. Motion passed with a roll call vote.

Voting
Yea: Mayor Pro Tem Everline, Councilor Arnold, Councilor Lannamañ, Councilor Miles
Nay: Mayor Wells

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ADJOURNMENT

There being no further business to discuss, a motion was made by Councilor Lannamañ to adjourn the meeting; Councilor Arnold seconded the motion. Motion was approved unanimously by voice vote.

The Meeting adjourned at 5:06 p.m. | **Attendees: 64**

_____
Graham Wells, CMC, Mayor

ATTEST:

_____

John Brock, Town Clerk

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Date: September 4, 2025

To: Mayor and Town Council

From: Morgan Cates

Re: Consideration and Approval: **Piggyback Agreement - Aquatic Vegetation Control**

Objective:

To piggyback off the City of Leesburg agreement to secure a contractor to provide aquatic vegetation management services to the Town for over 4,000+ feet of shoreline along Little Lake Harris/Griffin Stormwater Park. The Town Attorney has reviewed the agreement and has stated that is it appropriate to piggyback.

Summary:

Procuring a contractor to provide aquatic vegetation management services for the Little Lake Harris nature shoreline would reduce the growth of invasive aquatic plants. This is crucial for maintaining a healthy and balanced ecosystem. This would allow native plants to thrive to create better water quality, healthier fish and wildlife habitats, and help stabilize the shoreline to prevent soil erosion. Which would also create a more beautiful shoreline for all residents and visitors to enjoy.

Recommended Motions:
The Town Council has the following options:

1. The Town Council motions to approve

   OR

2. Motion to Deny

Fiscal Impact:

There is a fiscal impact to the Town of $10,500.00 annually at a monthly rate of $875.00, based off the rates from Professional Waterfront Cleanup (PWC).

Staff Recommendation:

Approve the Public Services Director and Town Manager to piggyback off the City of Leesburg agreement to procure PWC to provide aquatic vegetation management services for the Little Lake Harris shoreline.

TOWN OF HOWEY-IN-THE-HILLS PIGGYBACK AGREEMENT
for
AQUATIC VEGETATION MANAGEMENT SERVICES
with
PROFESSIONAL WATERFRONT CLEANUP & REMOVAL, LLC

This Piggyback Agreement for municipal inspection services ("Agreement") is entered into as of _____, 2025, (the "Effective Date") between the **Town of Howey-in-the-Hills,** a municipal corporation formed under the laws of the State of Florida (the "Town"), and **Professional Waterfront Cleanup & Removal, LLC**, a Florida limited liability company, (the "Contractor").

1. **Introduction**. The City of Leesburg ("Leesburg") entered into an agreement with the Contractor on February 15, 2023, for the Contractor to provide aquatic vegetation management services to Leesburg. The Town desires to utilize and "piggyback" off the Leesburg agreement (the "Leesburg Agreement"), a copy of which is attached hereto as **Attachment A**.

2. **Terms and Conditions**. The Contractor shall provide aquatic vegetation management services (the "Services") requested by the Town from time-to-time under the Leesburg Agreement subject to the following conforming changes:

A. "Leesburg" and "City" everywhere used in the Leesburg Agreement will be deemed for purposes of this Agreement to refer to the Town. References to Leesburg and its governing body, officials, agents, employees, divisions and departments shall be deemed a reference to the Town's governing body, officials, agents, employees, divisions and departments. The Town Manager or his designee will determine which Town division, department, contact person or process will apply in the event there is not a direct correlation between the Town department, division, contact person or processes and those referenced in the Leesburg Agreement.

B. The Term of this Agreement will begin on the Effective Date in the introductory clause.

C. The locations listed in the Leesburg Agreement are replaced with the locations listed in **Attachment B,** Florida Fish and Wildlife Conservation Commission, Aquatic Plant Control Permit, to this Agreement. The treatment location for the Town is Griffen Stormwater Park, 100 Lakeshore Blvd.

D. For public records inquiries in Section 18: **IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE TOWN'S CUSTODIAN OF PUBLIC RECORDS AT THE TOWN OF HOWEY-IN-THE-HILLS, 101 N. PALM AVE. HOWEY-IN-THE-HILLS, FLORIDA 34737, EMAIL: publicrecords@howey.org (352) 324-2290.**

E. The contact person in Section 27 is the following:

Town Contact Information
Morgan Cates, Public Services Director
101 N. Palm Ave.
Howey-In-The-Hills, Florida 34737
Phone 352-324-2290 ext. 117
mcates@howey.org

3. **Florida Contractor Requirements**. The following provisions are included in the Agreement:

A. **Unauthorized Aliens**. The Town shall consider the knowing employment of unauthorized aliens, as described in Section 274A(e) of the Immigration and Nationality Act (codified at 8 U.S.C. §1324a), and Section 448.09 of the Florida Statutes by Contractor or any subcontractor cause for termination of this Agreement.

B. **Employment Verification**. This Contract is subject to the requirements found in Section 448.095(5), Florida Statutes. By executing this Agreement, Contractor hereby certifies that it is registered with the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all new employees of Contractor and hereby acknowledges the responsibilities and obligations of both the Contractor and the Town under Section 448.095(5), Florida Statutes, which includes without limitation the right of the Town to unilaterally and immediately terminate this Contract for Contractor's failure to comply with such provision of Florida Law and to thereafter impose upon Contractor any additional costs incurred by the Town as a result of such termination.

C. **Scrutinized Companies List**.

(1) By executing this Agreement, Contractor certifies that it is not: (1) listed on the Scrutinized Companies that Boycott Israel List, created pursuant to Section 215.4725 of the Florida Statutes, (2) engaged in a boycott of Israel, (3) listed on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, created pursuant to Section 215.473 of the Florida Statutes, or (4) engaged in business operations in Cuba or Syria. Pursuant to Section 287.135(5) of the Florida Statutes, the Town may immediately terminate this Agreement for cause if Contractor is found to have submitted a false certification as to the above or if Contractor is placed on the Scrutinized Companies that Boycott Israel List, is engaged in a boycott of Israel, has been placed on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or has been engaged in business operations in Cuba or Syria, during the term of the Agreement. If the Town determines that Contractor has submitted a false certification, the Town will provide written notice to Contractor. Unless Contractor demonstrates in writing, within 90 calendar days of receipt of the notice, that the Town's determination of false certification was made in error, the Town shall bring a civil action against Contractor. If the Town's determination is upheld, a civil penalty equal to the greater of $2 million or twice the amount of this Agreement shall be imposed on Contractor, and Contractor will be ineligible to bid, submit a proposal for, or enter into or renew a contract with the Town or a Florida agency or local governmental entity for three years after the date of the Town's determination of false certification by Contractor.

(2) If federal law ceases to authorize the states to adopt and enforce the contracting prohibition in this Section, this Section shall be null and void without further action of the parties.

D. **Interests of Foreign Countries**. Contractor hereby represents, warrants, and certifies that entering into this Agreement will not violate Section 287.138, Florida Statutes, which provides that the Town may not enter into a contract with an entity that gives access to an individual's personal identifying information if the entity is owned, controlled, or organized under the laws of a Foreign Country of Concern which includes: the People's Republic of China, the Russian Federation, the Islamic Republic of Iran, the Democratic People's Republic of Korea, the Republic of Cuba, the Venezuelan regime of Nicolas Maduro, the Syrian Arab Republic, or any other entity or agency under the significant control of such Foreign Country of Concern.

E. **Public Entity Crime**. Contractor affirms that it is aware of the provisions of Subsection 287.133(2)(a) of the Florida Statutes, and that at no time has Contractor been convicted of a Public Entity Crime. Contractor agrees that it shall not violate such law and further acknowledges and agrees that any conviction during the term of this Agreement may result in termination of this Agreement by the Town.

F. **Human Trafficking Attestation**. In compliance with Subsection 787.06(13) of the Florida Statutes, the affidavit attached hereto as **Attachment C** must be completed by an officer or representative of a nongovernmental entity that is executing, renewing, or extending a contract with the Town or any of its direct support organizations (the "Governmental Entity").

G. **Common Carrier**. If Contractor meets the definition of "Common Carrier" under Section 908.111, Florida Statutes, then Contractor shall execute an attestation in conformity with Section 92.525, Florida Statutes, that the common carrier or contracted carrier is not willfully providing and will not willfully provide any service during the contract term in furtherance of transporting a person into the State of Florida knowing that the person is an unauthorized alien, except to facilitate the detention, removal, or departure of the person from this State or the United States. Such attestation must be provided to the Town prior to commencement of this Agreement. In accordance with Section 908.111, Florida Statutes, the Town may terminate this Agreement for cause if Contractor is found to be in violation of this provision or its attestation.

4. **Contract Documents**. This Agreement shall be deemed to consist of the following (in order of precedence for purposes of any conflicts among the terms contained in each): (i) this Agreement; and (ii) the Leesburg Agreement attached hereto as **Attachment A**.

[signatures on the following page]

The parties are signing this Agreement as of the Effective Date in the introductory paragraph.

Town of Howey-in-the-Hills	**Professional Waterfront Cleanup & Removal, LLC**
_____ Graham Wells, Mayor	_____ Clay Bell, President
Attest: _____ John Brock, Town Clerk	

Attachment A

City of Leesburg February 15, 2023 Agreement for Aquatic Vegetation Management Services

Attachment B

Town of Howey-in-the-Hills
Florida Fish and Wildlife Conservation Commission, Aquatic Plant Control Permit

Attachment C

NONGOVERNMENTAL ENTITY HUMAN TRAFFICKING AFFIDAVIT
Section 787.06(13), Florida Statutes

I, the undersigned, am an officer or representative of **Professional Waterfront Cleanup & Removal, LLC** and attest that **Professional Waterfront Cleanup & Removal, LLC** does not use coercion for labor or services as defined in Section 787.06, Florida Statutes. Under penalties of perjury, I declare that I have read the foregoing statement and that the facts as stated in it are true and correct.

Print Name:_____
Title:_____
Signature:_____
Date:_____

AGREEMENT FOR
AQUATIC VEGETATION MANAGEMENT SERVICES

THIS AGREEMENT is made as of the 15th day of February in the year 2023, between The City of Leesburg, a Florida Municipal Corporation, whose address is 501 West Meadow Street, Post Office Box 490630, Leesburg, Florida 34749-0630 (hereinafter referred to as the "CITY"), and **PROFESSIONAL WATERFRONT CLEANUP AND REMOVAL, LLC.** whose address is 300 Water Shore Drive, Leesburg, Florida 34748 (hereinafter referred to as the "CONTRACTOR").

NOW, THEREFORE, in consideration of the mutual benefits accruing to the parties to this Agreement, and for other good and valuable considerations, the parties agree as follows:

1. **Contract Documents.** The following documents and information are incorporated by reference and made part hereof; and shall comprise the Contract Documents.
   a. This Agreement; and
   b. Invitation for Bid (IFB) 230301 – Aquatic Vegetation Management; and
   c. The CONTRACTOR'S response to IFB 230301 made electronically on January 17, 2023 at 10:12 AM EST.

2. **Scope of Services.** The CONTRACTOR shall furnish AQUATIC VEGETATION MANAGEMENT SERVICES to the CITY for the locations listed in ATTACHMENT "A" and made part of this Agreement. The unit costs of the services shall not exceed those stated in ATTACHMENT "A" except where the cost adjustment clause has been exercised following the Firm Fixed Price Period. Nothing herein shall limit the CITY'S right to obtain proposals or services from other contractors for same or similar work.

3. **Labor and Materials.** The CONTRACTOR shall furnish all labor, material and equipment necessary for satisfactory contract performance. When not specifically identified in the technical specifications, such materials and equipment shall be of a suitable type and grade for the purpose. All material, workmanship, and equipment shall be subject to the inspection and approval of the CITY's representative.

4. **Other Services.** The CITY may request Other Services related to Aquatic Vegetation Management and Removal that may not specifically appear in the list of contracted services. For any Other Services the CITY will request the CONTRACTOR to prepare a Cost Proposal for the desired services. The CITY and CONTRACTOR will mutually agree to the Scope of Work and Cost for Other Services requested under this Agreement.

5. **Professional License.** The CONTRACTOR will hold and maintain all required professional licenses required by regulatory agencies to perform the services covered by this Agreement.

6. **Payment.** All invoices shall contain the purchase order number, date and location of services provided quantity of services, CITY pay item number, item description and confirmation of acceptance of the services by the appropriate City representative. Failure to submit invoices in the prescribed manner will delay payment. Payments shall be tendered in accordance with the Florida Prompt Payment Act, Part VII, Chapter 218, Florida Statutes.

7. **Term of Agreement.** The Initial Term of the Agreement will be through February 28, 2026.

a. **Option to Renew.** The CITY may renew the Agreement for an additional term or terms not to exceed a total of three (3) additional years, if mutually agreed upon by the CONTRACTOR and the CITY.

8. **Firm Fixed Price Period.** All Pricing will be firm and fixed through the Initial Term of the Agreement. Following the firm fixed price period the CONTRACTOR may request a price adjustment as provided for in the Cost Adjustments section.

a. **Cost Adjustments.** Any cost adjustment(s) shall be made by a written amendment to this Agreement. Approval will be made by the Leesburg City Commission as the approving body of this original Agreement.

9. **Cost Adjustment.** Pricing for any Renewal Terms will be subject to an adjustment only if increases in the industry can be documented. However, unless very unusual and significant changes have occurred in the industry, such increases shall not exceed 5% per year.

The CONTRACTOR is responsible for requesting any Price Adjustment during the Contract renewal process. Any requested price increase shall be fully documented and submitted to the CITY at least sixty (60) days prior to the then current Contract term. Any approved Price Adjustment will become effective when the Contract is extended by written Amendment.

The CITY may, after examination, refuse to accept the requested Price Adjustment if they are not properly documented, increases are considered to be excessive, or decreases are considered to be insufficient. In the event the CITY does not wish to accept the adjusted costs and the matter cannot be resolved to the satisfaction of the CITY, the Agreement will not be renewed.

10. **Termination for Convenience.** The CITY may terminate this Agreement at any time without cause by providing the CONTRACTOR with FIFTEEN (15) calendar days advance notice in writing. In the event of termination for convenience, all finished or unfinished deliverable items prepared by the CONTRACTOR under this Agreement shall, at the option of the CITY, become the CITY's property. If the Agreement is terminated for convenience by the CITY as provided herein, the CONTRACTOR shall be paid for services satisfactorily completed, less payment or compensation previously made. The CONTRACTOR shall not incur any additional expenses after receiving the written termination notice.

11. **Termination for Default.** If, through any cause, the CONTRACTOR shall fail to fulfill in a timely and proper manner its obligations under this Agreement, other than for the instances listed below due to "Force Majeure," the CITY shall thereupon have the right to terminate this Agreement by providing a written notice (show cause notice) to the CONTRACTOR requiring a written response due within FIVE (5) calendar days from receipt of the written notice as to why the Agreement should not be terminated for default. The CITY's show cause notice shall include an Agreement termination date at least SEVEN (7) calendar days subsequent to the due date for the CONTRACTOR's response. Should the CONTRACTOR fail to respond to such show cause notice, or if the CITY determines that the reasons provided by the

CONTRACTOR for failure of the CONTRACTOR to fulfill its contractual obligations do not justify continuation of the contractual relationship, the Agreement shall be considered to have been terminated for default on the date indicated in the show cause notice. Should the CITY determine that the CONTRACTOR provided adequate justification that a termination for default is not appropriate under the circumstances; the CITY shall have a unilateral option to either continue the Agreement according to the original contract provisions or to terminate the contract for convenience. In the event that the CITY terminates the contract for default, all finished or unfinished deliverable items under this contract prepared by the CONTRACTOR shall, at the option of the CITY, become CITY property, and the CONTRACTOR shall be entitled to receive just and equitable compensation for any satisfactory work completed on such materials. Notwithstanding this compensation, the CONTRACTOR shall not be relieved of liability to the CITY for damages sustained by the CITY by virtue of any breach of this Agreement, and the CITY may withhold any payment due the CONTRACTOR for the purpose of set-off until such time as the exact amount of damages due the CITY from such breach can be determined.

In case of default by the CONTRACTOR, the CITY may procure the services from other sources and hold the CONTRACTOR responsible for any excess cost occasioned thereby. The CITY reserves the right to require a performance bond or other acceptable alternative performance guarantees from the successor CONTRACTOR without expense to the CITY.

In addition, in the event of default by the CONTRACTOR under this Agreement, the CITY may immediately cease doing business with the CONTRACTOR, immediately terminate for cause all existing Agreements the CITY has with the CONTRACTOR, and debar the CONTRACTOR from doing future business with the CITY.

Upon the CONTRACTOR filing a petition for bankruptcy or the entering of a judgment of bankruptcy by or against the CONTRACTOR, the CITY may immediately terminate, for cause, this Agreement and all other existing agreements the CONTRACTOR has with the CITY, and debar the CONTRACTOR from doing future business with the CITY.

The CITY may terminate this Agreement for cause without penalty or further obligation at any time following Agreement execution, if any person significantly involved in initiating, negotiating, securing, drafting, or creating the Agreement on behalf of the CITY is at any time while the Agreement or any extension thereof is in effect, an employee or agent of any other party to the Agreement in any capacity or consultant to any other party of the Agreement with respect to the subject matter of the Agreement. Additionally, the CITY may recoup any fee or commission paid or due to any person significantly involved in initiating, negotiating, securing, drafting or creating the Agreement on behalf of the CITY from any other party to the Agreement.

12. **Force Majeure.** Neither party shall be deemed to be in default of its obligations hereunder if and so long as it is prevented from performing such obligations by any act of war, hostile foreign action, nuclear explosion, riot, strikes, civil insurrection, earthquake, hurricane, tornado, or other catastrophic natural event or act of God. Should there be such an occurrence that impacts the ability of either party to perform their responsibilities under this contract, the nonperforming party shall give immediate written notice to the other party to explain the cause and probable duration of any such nonperformance.

13. **Insurance Requirements.**

a. Scope of Insurance - The CONTRACTOR shall procure and maintain at its own expense, the following minimum insurance coverage, unless otherwise specified in the Contract Documents.

i. All required insurance shall be provided by insurers acceptable to the CITY with an A.M. Best rating of at least A: VII.

ii. The CONTRACTOR shall require, and shall be responsible for assuring that any and all of its subcontractors secure and maintain such insurance that are required by law to be provided on behalf of their employees and others until the completion of that subcontractors work.

iii. The required insurance shall be secured and maintained for not less than the limits required by the CITY, or as required by law, whichever is greater.

iv. The required insurance shall not limit the liability of the CONTRACTOR. The CITY does not represent these coverages or amounts to be adequate or sufficient to protect the CONTRACTOR's interests or liabilities, but are merely required minimums.

v. The provisions of the required insurance are subject to the approval of the City's Risk Manager, and upon request, the CONTRACTOR shall make available certified copies of the various policies for inspection.

vi. All liability insurance, except professional liability, shall be written on an occurrence basis.

vii. The CONTRACTOR waives its right of recovery against the CITY to the extent permitted by its insurance policies.

viii. Insurance required of the CONTRACTOR, or any other insurance of the CONTRACTOR shall be considered primary, and insurance of the CITY, if any, shall be considered excess as applicable to any claims which arise out of the agreement, Contract or lease.

b. Certificate of Insurance - The CONTRACTOR shall provide evidence of required minimum insurance by providing the CITY an ACORD or other Certificate of Insurance in forms acceptable to the Risk Manager for the CITY, before any work under the agreement, Contract or lease begins.

i. Except for workers' compensation and professional liability, the CONTRACTOR's insurance policies shall be endorsed to name the City of Leesburg as additional insured to the extent of the agreement, Contract or lease.

ii. The Certificate(s) of Insurance shall designate the CITY as certificate holder as follows: City of Leesburg, Attn: Purchasing Manager, P.O. Box 490630, Leesburg, Florida 34749-0630.

iii. The Certificate(s) of Insurance shall include a reference to the project and/or purchase order number.

iv. The Certificate(s) of Insurance shall indicate that the CITY shall be notified at least thirty (30) days in advance of cancellation.

v. The Certificate(s) of Insurance shall include all deductibles and/or self-insurance retentions for each line of insurance coverage.

vi. The CONTRACTOR, at the discretion of the Risk Manager for the CITY, shall provide information regarding the amount of claims payments or reserves chargeable to the aggregate amount of the CONTRACTOR's liability coverage(s).

c. Comprehensive General Liability - The CONTRACTOR shall purchase and maintain Commercial General Liability coverage on forms no more restrictive than the latest editions of the Commercial General Liability policies of the Insurance Services Office (ISO). The Commercial General Liability policy shall provide minimum limits of $1,000,000 per occurrence combined single limit that includes coverage for bodily and personal injury and property damage liability for premises, operations, products and completed operations*, independent Contractors, Contractual liability covering the agreement, Contract or lease, broad form property damage coverage, and property damage resulting from explosion, collapse or underground exposures (x, c, u).
   i. For remodeling and construction projects, the CONTRACTOR shall purchase and maintain products and completed operations coverage for a minimum of three (3) years beyond the CITY's acceptance of the project.

d. Business Automobile Liability - The CONTRACTOR shall purchase and maintain Business Automobile Liability coverage on forms no more restrictive than the latest editions of the Business Automobile Liability policies of the Insurance Services Office (ISO). The Business Automobile Liability policy shall provide minimum limits of $1,000,000 per occurrence combined single limit that includes coverage for claims for bodily injury and property damage arising from the use of motor vehicles, including on-site and off-site operations, and owned, non-owned and hired vehicles, and employee non-ownership use.

e. Workers' Compensation - The CONTRACTOR shall purchase and maintain Workers' Compensation insurance for all workers' compensation obligations imposed by state law and with employers liability limits of at least $100,000 each accident and $100,000 each employee with $500,000 policy limit for disease.

14. **Waiver of Lien.** The CONTRACTOR agrees to make payment of all proper charges for labor and materials supplied and CONTRACTOR shall hold harmless the CITY against any claim arising out of any unpaid bills for labor, services, or materials furnished for the project covered by this Agreement.

15. **Indemnification.** The CONTRACTOR agrees to make payment of all proper charges for labor required in the aforementioned work and CONTRACTOR shall indemnify CITY and hold it harmless from and against any loss or damage, claim or cause of action, and any attorneys' fees and court costs, arising out of: any unpaid bills for labor, services or materials furnished to this project; any failure of performance of CONTRACTOR under this Agreement; or the negligence of the CONTRACTOR in the performance of its duties under this Agreement, or any act or omission on the part of the CONTRACTOR, his agents, employees, or servants.

CONTRACTOR shall defend, indemnify, and save harmless the CITY or any of their officers, agents, or servants and each and every one of them against and from all claims, suits, and costs of every kind and description, including attorney's fees, and from all damages to which the CITY or any of their officers, agents, or servants may be put by reason of injury to the persons or property of others resulting from the performance of CONTRACTOR'S duties under this Agreement, or through the negligence of the CONTRACTOR in the performance of its duties under this Agreement, or through any act or omission on the part of the CONTRACTOR, his agents, employees, or servants.

If however, this Agreement is a "construction contract" as defined in and encompassed by the provision of Florida Statutes § 725.06, then the following shall apply in place of the aforementioned indemnification provision:

The CONTRACTOR shall indemnify the CITY and hold it, its officers, and its employees harmless from liabilities, losses, and costs, including, but not limited to, reasonable attorney's fees to the extent caused by the negligence, recklessness, or intentional wrongful conduct of the CONTRACTOR and persons employed or utilized by the CONTRACTOR in the performance of this Agreement. The liability of the CONTRACTOR shall, however, be limited to one million and 00/100 dollars ($1,000,000.00) per occurrence, and the obligation of the CONTRACTOR to indemnify the CITY shall be limited to acts, omissions, or defaults of the CONTRACTOR; any contractors, subcontractors, sub-subcontractors, material men, or agents or employees of any of them, providing labor, services or materials in connection with the project; and the CITY, its officers, agents and employees, provided however that the CONTRACTOR shall not be obligated to indemnify the CITY against losses arising from the gross negligence, or willful, wanton, or intentional misconduct of the CITY, its officers, agents and employees, or against statutory violations or punitive damages except to the extent caused by or resulting from the acts or omissions of the CONTRACTOR, or any contractors, subcontractors, sub-subcontractors, material men, or agents or employees of any of them, providing labor, services, or materials in connection with this Agreement.

16. **Codes, Laws, and Regulations**. CONTRACTOR will comply with all applicable codes, laws, regulations, standards, and ordinances in force during the term of this Agreement.

17. **Permits, Licenses, and Fees.** CONTRACTOR will obtain and pay for all permits and licenses required by law that are associated with the CONTRACTOR'S performance of the Scope of Services. All permits and licenses required by law or requirements of the Request for Proposal will remain in force for the full duration of this Agreement and any extensions.

18. **Public Records Retention.** CONTRACTOR shall keep and maintain public records that ordinarily and necessarily would be required by the CITY in order to perform the services being provided by CONTRACTOR herein. CONTRACTOR shall provide the public with access to public records on the same terms and conditions that the CITY would provide the records and at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes. CONTRACTOR shall ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law. CONTRACTOR shall meet all requirements for retaining public records and transfer, at no cost,

to the CITY all public records in possession of the CONTRACTOR upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the CITY by CONTRACTOR in a format that is compatible with the information technology systems of the CITY.

IF THE CONTRACTOR HAS QUESTIONS REGADING THE APPLICATION OF CHAPTER 119, FLORDIA STATUTES TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECOREDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT 352-728-9731, 501 W. MEADOW STREET, LEESBURG, FLORIDA 34748.

19. **Access to Records**. The services provided under this Agreement may be funded in part by a grant from a government agency other than the CITY. As a requirement of grant funding CONTRACTOR shall make records related to this project available for examination to any local, state or federal government agency, or department, during CONTRACTOR'S normal business hours. Said records will be maintained for a period of five (5) years after the date of the invoice.

20. **Contingent Fees Prohibited.** The CONTRACTOR warrants that he or she has not employed or retained any company or person, other than a bona fide employee working solely for the CONTRACTOR, to solicit or secure this Agreement and that he or she has not paid or agreed to pay any person, company, corporation, individual, or firm, other than a bona fide employee working solely for the CONTRACTOR any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this Agreement. In the event of a breach of this provision, the CITY shall have the right to terminate this Agreement without further liability and at its discretion, deduct from the contract price, or otherwise recover, the full amount of any such fee, commission, percentage, gift or consideration paid in breach of this Agreement.

21. **Acceptance of Goods or Services.** The goods delivered as a result of an award from this solicitation shall remain the property of the CONTRACTOR, and services rendered under the Agreement will not be deemed complete, until a physical inspection and actual usage of the product(s) and/or service(s) is (are) accepted by the CITY and shall be in compliance with the terms herein, fully in accord with the specifications and of the highest quality.

Any goods and/or services purchased as a result of this solicitation and/or Agreement may be tested and/or inspected for compliance with specifications. In the event that any aspect of the goods or services provided is found to be defective or does not conform to the specifications, the CITY reserves the right to terminate the solicitation or initiate corrective action on the part of the CONTRACTOR, to include return of any non-compliant goods to the CONTRACTOR at the CONTRACTOR's expense, requiring the CONTRACTOR to either provide a direct replacement for the item, or a full credit for the returned item. The CONTRACTOR shall not assess any additional charge(s) for any conforming action taken by the CITY under this clause. The CITY

will not be responsible to pay for any product or service that does not conform to the contract specifications.

In addition, any defective product or service or any product or service not delivered or performed by the date specified in the purchase order or contract, may be procured by the CITY on the open market, and any increase in cost may be charged against the awarded contractor. Any cost incurred by the CITY in any re-procurement plus any increased product or service cost shall be withheld from any monies owed to the CONTRACTOR by the CITY for any contract or financial obligation.

This project will be inspected by an authorized representative of the CITY. This inspection shall be performed to determine acceptance of work, appropriate invoicing, and warranty conditions.

22. **Ownership of Documents.** All data, specifications, calculations, estimates, plans, drawings, construction documents, photographs, summaries, reports, memoranda, and other documents, instruments, information and material prepared or accumulated by the CONTRACTOR (or by such sub-consultants and specialty consultants) in rendering services hereunder shall be the sole property of the CITY who may have access to the reproducible copies at no additional cost other than printing. Provided, that the CONTRACTOR shall in no way be liable or legally responsible to anyone for the CITY'S use of any such materials for another PROJECT, or following termination. All original documents shall be permanently kept on file at the office of the CONTRACTOR.

23. **Independent Contractor.** The CONTRACTOR agrees that he or she is an independent contractor and not an agent, joint venture, or employee of the CITY, and nothing in this Agreement shall be construed to be inconsistent with this relationship or status. None of the benefits provided by the CITY to its employees, including but not limited to, workers' compensation insurance, unemployment insurance, or retirement benefits, are available from the CITY to the CONTRACTOR. CONTRACTOR will be responsible for paying his own Federal income tax and self-employment tax, or any other taxes applicable to the compensation paid under this Agreement. The CONTRACTOR shall be solely and primarily responsible for his and her acts during the performance of this Agreement.

24. **Assignment.** Neither party shall have the power to assign any of the duties or rights or any claim arising out of or related to the Agreement, whether arising in tort, contract, or otherwise, without the written consent of the other party. These conditions and the entire Agreement are binding on the heirs, successors, and assigns of the parties hereto.

25. **No Third Party Beneficiaries.** This Agreement gives no rights or benefits to anyone other than the CONTRACTOR and the CITY.

26. **Jurisdiction.** The laws of the State of Florida shall govern the validity of this Agreement, its interpretation and performance, and any other claims related to it. In the event of any litigation arising under or construing this Agreement, venue shall lie only in Lake County, Florida.

27. **Contact Person.** The primary contact person under this Agreement for each party is listed here. Contact person and information may be updated as needed by written, electronic mail is acceptable, communication to the other party. Notifying party shall receive confirmation the other party has received the change to the Contact Person.

CONTRACTOR Contact Information
Name/Title: Clay Bell
Address: 300 Water Shore Drive
City, State & Zip: Leesburg, FL 34748
Telephone: 352-504-0433
Email Address: clay@waterfrontcleanup.com

CITY Contact Information
Name/Title: Chad Conklin, Operations Supervisor
Telephone: 352-728-9783, Ext. 2449
Email Address: Chad.Conklin@leesburgflorida.gov

28. **Approval of Personnel.** The CITY reserves the right to approve the contact person and the persons actually performing the services on behalf of CONTRACTOR pursuant to this Agreement. If CITY, in its sole discretion, is dissatisfied with the contact person or the person or persons actually performing the services on behalf of CONTRACTOR pursuant to this Agreement, CITY may require CONTRACTOR assign a different person or persons be designated to be the contact person or to perform the CONTRACTOR services hereunder.

29. **Disclosure of Conflict.** The CONTRACTOR has an obligation to disclose to the CITY any situation that, while acting pursuant to this Agreement, would create a potential conflict of interest between the CONTRACTOR and his duties under this Agreement.

30. **Warranty.** The CONTRACTOR agrees that, unless expressly stated otherwise in the bid or proposal, the product and/or service furnished as a result of an award from this solicitation shall be covered by the most favorable commercial warranty the CONTRACTOR gives to any customer for comparable quantities of products and/or services and the rights and remedies provided herein are in addition to said warranty and do not limit any right afforded to the CITY by any other provision of this solicitation.

The CONTRACTOR hereby acknowledges and agrees that all materials, except where recycled content is specifically requested, supplied by the CONTRACTOR in conjunction with this Agreement shall be new, warranted for their merchantability, and fit for a particular purpose.

31. **Risk of Loss.** The CONTRACTOR assumes the risk of loss of damage to the CITY's property during possession of such property by the CONTRACTOR, and until delivery to, and acceptance of, that property to the CITY. The CONTRACTOR shall immediately repair, replace or make good on the loss or damage without cost to the CITY, whether the loss or damage results from acts or omissions (negligent or not) of the CONTRACTOR or a third party.

The CONTRACTOR shall indemnify and hold the CITY harmless from any and all claims, liability, losses and causes of action which may arise out of the fulfillment of this Agreement.

The CONTRACTOR shall pay all claims and losses of any nature whatsoever in connection therewith, and shall defend all suits, in the name of the CITY when applicable, and shall pay all costs and judgments which may issue thereon.

32. **Illegal Alien Labor** - CONTRACTOR shall comply with all provisions of the Federal Immigration and Control Act of 1986 (8 U.S. Code § 1324 a) and any successor federal laws, as well as all provisions of Section 448.09, Florida Statutes, prohibiting the hiring and continued employment of aliens not authorized to work in the United States. CONTRACTOR shall not knowingly employ or contract with an illegal alien to perform work under this Agreement or enter into an Agreement with a subcontractor that fails to certify to the CONTRACTOR that the subcontractor complies with the terms stated within. The CONTRACTOR nor any subcontractor employed by him shall not knowingly employ or contract with an illegal alien to perform work under this Agreement. CONTRACTOR agrees that it shall confirm the employment eligibility of all employees through participation in E-Verify or an employment eligibility program approved by the Social Security Administration and will require same requirement to confirm employment eligibility of all subcontractors.

All cost incurred to initiate and sustain the aforementioned programs shall be the responsibility of the CONTRACTOR. Failure to meet this requirement may result in termination of the Agreement by the CITY.

33. **Counterparts.** Original signatures transmitted and received via facsimile or other electronic transmission of a scanned document, (e.g., PDF or similar format) are true and valid signatures for all purposes hereunder and shall bind the parties to the same extent as that of an original signature. Any such facsimile or electronic mail transmission shall constitute the final agreement of the parties and conclusive proof of such agreement. Any such electronic counterpart shall be of sufficient quality to be legible either electronically or when printed as hardcopy. The CITY shall determine legibility and acceptability for public record purposes. This Agreement may be executed in one or more counterparts, each of which shall for all purposes be deemed to be an original and all of which shall constitute the same instrument.

34. **Authority to Obligate.** Each person signing this agreement on behalf of either party individually warrants that he or she has full legal power to execute this Agreement on behalf of the party for whom he or she is signing, and bind and obligate such party with respect to all provisions contained in this agreement.

[Signature page follows.]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the date indicated in the preamble to the Agreement.

PROFESSIONAL WATERFRONT CLEANUP AND REMOVAL, LLC.

By: Clay Bell (Feb 21, 2023 10:14 EST)

Printed: Clay Bell

Its: President
(Title)

CITY OF LEESBURG, FLORIDA

James A. Burry Jr., Mayor

ATTEST:

J. Andi Purvis, City Clerk

Approved as to form:

William Watson, City Attorney

Agreement-ProfessionalWaterfrontCleanup-230301

Final Audit Report 2023-02-21

Created:	2023-02-17
By:	aaliyah davis (aaliyah.davis@leesburgflorida.gov)
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Document emailed to clay@waterfrontcleanup.com for signature
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Signer clay@waterfrontcleanup.com entered name at signing as Clay Bell
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Document e-signed by Clay Bell (clay@waterfrontcleanup.com)
Signature Date: 2023-02-21 - 3:14:42 PM GMT - Time Source: server- IP address: 174.211.171.134

Agreement completed.
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ATTACHMENT 'A'

Item Number	Aquatic Vegetation Management Services	Location	Frequency	Months	Unit Cost	Annual Cost
1	Stormwater Park (Berry Park)	2121 John's Avenue	Monthly	12	$ 120.00	$ 1,440.00
2	Lake Dixie Park (Lakes William & Mary)	1401 Meadows Ave	Monthly	12	$ 135.00	$ 1,620.00
3	Fountain Lake Park	600 W. Meadow Street	Monthly	12	$ 95.00	$ 1,140.00
4	Venetian Gardens	201 E. Dixie	Monthly	12	$ 570.00	$ 6,840.00
5	Ski Beach	201 E. Lake Harris Drive	Monthly	12	$ 145.00	$ 1,740.00
6	Herlong Park	700 E. North Blvd	Monthly	12	$ 95.00	$ 1,140.00
7	Singletary Park	1902 S. 14th Street	Monthly	12	$ 95.00	$ 1,140.00
8	Marina	250 Ball Park Road	Monthly	12	$ 110.00	$ 1,320.00
9	Henderson Park	810/908/910 North Shore Drive	Monthly	12	$ 190.00	$ 2,280.00
10	Lake Lucerne	Lucerne Circle	Monthly	12	$ 135.00	$ 1,620.00
11	Lake Lorraine	East of Glenridge Dr.	Monthly	12	$ 155.00	$ 1,860.00
12	Little Lake Lorraine	West of Glenridge Dr	Monthly	12	$ 110.00	$ 1,320.00
13	Lake Maitland	Butler Street	Monthly	12	$ 85.00	$ 1,020.00
14	Dyches Lake	Stoer Island Dr.	Monthly	12	$ 145.00	$ 1,740.00
15	Scenic Street Pond	North of Scenic Street	Monthly	12	$ 130.00	$ 1,560.00
16	Indian Lane Pond	East of Indian Lane	Monthly	12	$ 95.00	$ 1,140.00
17	Nursery Road Retention Pond	Nursery Road	Monthly	12	$ 75.00	$ 900.00
18	Flamingo Drive Pond	Flamingo Drive	Monthly	12	$ 110.00	$ 1,320.00
19	Lake Hollywood	Hollywood Drive and Florida Avenue	Monthly	12	$ 210.00	$ 2,520.00
20	Louis Street Pond	Louis Street	Monthly	12	$ 170.00	$ 2,040.00
21	Park Lane	14th Street	Monthly	12	$ 110.00	$ 1,320.00
22	Balmoral Circle Pond	Balmoral Circle	Monthly	12	$ 75.00	$ 900.00
23	Lake Robin Hood	Cambridge Drive	Monthly	12	$ 225.00	$ 2,700.00
24	Chester Street Pond	Chester Street	Monthly	12	$ 135.00	$ 1,620.00
25	McCormack Pond	McCormack Street	Monthly	12	$ 110.00	$ 1,320.00
26	Lake Bonaire	Louis Street	Monthly	12	$ 95.00	$ 1,140.00
27	DOT Pond	E. Dixie Avenue	Monthly	12	$ 110.00	$ 1,320.00
28	Pepper Tree Pond (Pepper Tree Apartments)	2503 South Street	Monthly	12	$ 95.00	$ 1,140.00
29	Airport Blvd	Airport Blvd	Monthly	12	$ 165.00	$ 1,980.00
30	Venetian Community Center Pond	1 Dozier Circle	Monthly	12	$ 100.00	$ 1,200.00
31	Lake Mary	211 Lee Meadows Ave	Monthly	12	$ 135.00	$ 1,620.00
32	Griffin Road Gym Pond 1	1851 Griffin Rd	Monthly	12	$ 100.00	$ 1,200.00
33	Griffin Road Gym Pond 2	1851 Griffin Rd	Monthly	12	$ 80.00	$ 960.00
34	Perkins Street DOT Pond	714 Perkins St	Monthly	12	$ 100.00	$ 1,200.00
35	Centruy Link Pond	500 Webster St	Monthly	12	$ 100.00	$ 1,200.00
36	Canal Street Pond	505 Canal Street	Monthly	12	$ 100.00	$ 1,200.00
37	Aquatic Center Pond 1	312 Pine St	Monthly	12	$ 90.00	$ 1,080.00
38	Aquatic Center Pond 2	312 Pine St	Monthly	12	$ 90.00	$ 1,080.00
39	Aquatic Center Pond 3	312 Pine St	Monthly	12	$ 90.00	$ 1,080.00
40	Hall Circle	501 North BV	Monthly	12	$ 95.00	$ 1,140.00
41	Unnamed - TBD	Alt Key 3818470 Approx. 220' West of 7928 US Hwy 441	Monthly	12	$ 175.00	$ 2,100.00
42	Unnamed - TBD	Alt Key 1703719 at the corner of US Hwy 441	Monthly	12	$ 100.00	$ 1,200.00
43	Unnamed - TBD	Alt Key 1206481- Next door to 114 Sunnyside Dr.	Monthly	12	$ 125.00	$ 1,500.00
						$ 66,900.00

ADDITIONAL CONTRACT ITEMS

These prices will be used when additional herbicide is required for vegetation control above the normal application rates. Provide unit of measure and unit pricing for the herbicide products listed as well as those not listed that your company could/would use.

Examples provided as reference for informational purposes only.

Herbicide Product	Unit of Measure	Price per Unit
Glyphosate (Example: Rodeo, Aquanet)	Gallon	$ 60.65
2, 4-D (Example: selective broadleaf herbicide such as Weedar)	Gallon	$ 31.00
Triclopyr (Example: Garlon No. 3 and 4)	Gallon	$ 95.50
Diquat (Example: Tribune and Reward)	Gallon	$ 90.00
Copper Sulfate (Example: Seclear, Argos, and Cutrine)	Pound	$ 2.50
Endothall (Example: Hydrothol 191, Hydrothol 191 Granular, Aquathol K and Aquathol Super K)	Gallon	$ 107.50
Herbicides Not Listed List any other herbicides your company uses for this service that are not listed above.		
Herbicide Product	**Unit of Measure**	**Price per Unit**
Flumioxazin (Clipper)	Pound	$ 60.00
Imazapyr (Polaris, Habitat)	Gallon	$ 108.25
Chelated Copper (Captain XTR)	Gallon	$ 49.00
Fluridone (Sonar AS, Avast)	Ounce	$ 21.31
		$
		$
Hourly Rate to perform Manual/Physical Removal:		$ 250 Per Hour

230301 - AQUATIC VEGETATION MANAGEMENT SERVICES

Project Overview

Project Details	
Reference ID	230301
Project Name	AQUATIC VEGETATION MANAGEMENT SERVICES
Project Owner	Aaliyah Davis, MBA,FCCM,CPP
Project Type	IFB
Department	Procurement
Project Description	Project Description The City of Leesburg, Florida invites qualified and experienced Contractors to submit responses for providing all the necessary labor, materials, equipment, and supervision for Aquatic Vegetation Management services on an annual contract basis. Details and specifications are outlined within the Invitation for Bid (IFB) package.
Open Date	Dec 12, 2022 2:30 PM EST
Close Date	Jan 17, 2023 2:00 PM EST

Agreement-SouthernAquatic-230301

Final Audit Report 2023-02-07

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SPECIAL TERMS & CONDITIONS

ST-1. BACKGROUND

The purpose of this solicitation is to establish a "Fixed Unit Price - Requirements Type Agreement" for providing Aquatic Vegetation Management Services on a monthly basis in conjunction with the City's needs. The contractor shall furnish/supply all labor, equipment, fuel, materials and any other items needed to perform all operations necessary in accordance with the specifications as described in Solicitation Package, and subject to the terms and conditions of the contract.

ST-2. SITE INSPECTION

Suppliers are responsible for inspecting the site and familiarizing themselves with the location and conditions. Suppliers must make all necessary measurements to determine quantities of materials required.

ST-4. DISCREPANCIES AND OMISSIONS.

A Supplier who discovers discrepancies or omissions with the project bid documents shall immediately notify the City's Procurement Representative. A Supplier that has doubt as to the true meaning of a project requirement may submit to the City's Procurement Representative a written request/question for interpretation no later than seven (7) days prior to bid opening. Any interpretation of the project bid documents by the City will be done in writing within the Solicitation Platform by the City. The City will not consider any instructions, clarifications or interpretations of the bidding documents in any manner other than in writing through the Solicitation Platform.

ST-5. ELIGIBILITY

a. Responses will only be considered from firms which are regularly engaged in business of performing the services requested in this solicitation and who have verifiable evidence of a consistent satisfactory record of performance.
b. Responses from firms which are not regularly engaged in business of performing the services requested shall be deemed not responsible and eliminated from consideration.
c. Suppliers must have a minimum of five (5) years' experience in performing the same or similar work required on this project.
d. Suppliers shall provide a minimum of three (3) reference projects completed within the last five (5) years related to similar contracts of similar scope and size. References shall be given on the forms provided.

ST-6. **LICENSES**

The Supplier submitting a bid must hold the appropriate license for the work being performed.

The Supplier shall obtain and pay for all licenses required for this project and shall comply with all laws, ordinances, regulations and building code requirements applicable to the work contemplated herein. Damages, penalties and/or fines imposed on the City or the vendor for failure to obtain required licenses shall be borne by the vendor.

The Suppliers must hold the necessary valid license for the type of work to be performed for the full duration of the project. Allowing the license to lapse at any time during the project will be cause for the contract to be terminated for cause. The license must be effective at the time the bid is submitted.

ST-7. **RESTRICTED DISCUSSIONS**

From the date of issuance of this solicitation until final City action, vendors should NOT discuss the solicitation or any part thereof with any employee, agent, or any other representative of the City except as expressly authorized by the designated procurement representative. The only communications that shall be considered pertinent to this solicitation are appropriately signed written documents from the vendor to the designated procurement representative and any relevant written document promulgated by the designated procurement representative.

ST-8. **BID OPENING**

A public bid opening will not be held.

ST-9. **METHOD OF AWARD**

To a single Supplier in the aggregate. Recommendation of Award will be to the responsible Supplier submitting the lowest responsive bid and holding the necessary licenses, certifications and experience. Determination of low bid amount will be made using the total bid for the Base Bid Items only and will not consider additional contract items.

ST-10. **QUANTITIES**

Measurements and quantities which may be given are estimates only, given for informational purposes. Bidders are encouraged to visit the sites to verify measurements and quantities.

The City reserves the right to alter the quantities of work to be performed at any time when necessary and the Contractor shall perform the work as altered, increased or decreased. Payment for such altered increased or decreased quantity will result in an Equitable Adjustment for changed work. Equitable Adjustments can result in price increases for the Contractor for increased work, or price reductions for the City for reduced work. No allowance will be made for any change in anticipated profits nor shall such changes be considered as waiving or invalidating any conditions or provisions of the Contract and Bond.

ST-11. **CONTRACT**

The City intends to execute a Fixed Unit Services Agreement with an initial term of three (3) years prepared by the City with the awarded Supplier.

ST-12. **METHOD OF PAYMENT**

a. All invoices shall contain the purchase order number, date and location of delivery or service, and confirmation of acceptance of the goods or services by the appropriate City representative.
b. Failure to submit invoices in the prescribed manner will delay payment.
c. Payments shall be tendered in accordance with the Florida Prompt Payment Act, Part VII, Chapter 218, Florida Statutes.

ST-13. **COMPLIANCE**

The Contractor will comply with all laws, ordinances, regulations and building code requirements applicable to the work contemplated herein. Damages, penalties and/or fines imposed on the City or the Contractor for failure to obtain required permits, inspection fees, or inspections shall be borne by the Contractor.

ST-14. **RISK OF LOSS**

a. The Contractor assumes the risk of loss of damage to the City's property during possession of such property by the Contractor, and until delivery to, and acceptance of, that property to the City. The Contractor shall immediately repair, replace or make good on the loss or damage without cost to the City, whether the loss or damage results from acts or omissions (negligent or not) of the vendor or a third party.
b. The Contractor will indemnify and hold the City harmless from any and all claims, liability, losses and causes of action which may arise out of the fulfillment of any subsequent contract. The Contractor shall pay all claims and losses of any nature whatsoever in connection therewith, and shall defend all suits, in the name of the City when applicable, and shall pay all costs and judgments which may issue thereon.

ST-15. **CONTRACTOR FURNISHED LABOR, MATERIALS, & EQUIPMENT**

Unless otherwise stated in this solicitation the Contractor shall furnish all labor, material and equipment necessary for satisfactory contract performance. When not specifically identified in the technical specifications, such materials and equipment shall be of a suitable type and grade for the purpose. All material, workmanship, and equipment shall be subject to the inspection and approval of the City's Project Manager and all applicable regulatory agencies.

ST-16. **ILLEGAL ALIEN LABOR**

Contractor shall comply with all provisions of the Federal Immigration and Control Act of 1986 (8 U.S. Code § 1324 a) and any successor federal laws, as well as all provisions of Section 448.09, Florida Statutes, prohibiting the hiring and continued employment of aliens not authorized to work in the United States. Contractor shall not knowingly employ or contract with an illegal alien to perform work under this contract or enter into a contract with a subcontractor that fails to certify to the contractor that the subcontractor is in compliance with the terms stated within. The General Contractor nor any subcontractor employed by him shall

not knowingly employ or contract with an illegal alien to perform work under this contract. Contractor agrees that it shall confirm the employment eligibility of all employees through participation in E-Verify or an employment eligibility program approved by the Social Security Administration and will require same requirement to confirm employment eligibility of all subcontractors. All cost incurred to initiate and sustain the programs shall be included in contract price. Failure to meet this requirement may result in contract termination by the City.

ST-17. **FAIR LABOR STANDARDS ACT**

No contractor or subcontractor holding a service contract with the City for any dollar amount shall pay any of its employees working on the contract less than the minimum wage specified in section 6(a)(1) of the Fair Labor Standards Act 29 U.S.C. 206. Failure to meet this requirement may result in contract termination by the City.

[END OF SPECIAL TERMS & CONDITIONS]

SCOPE OF WORK

SW-1. **SCOPE**

The Contractor will provide Aquatic Vegetation Control at the locations described in this Solicitation Package. The Contractor will use industry acceptable methods to maintain vegetation control. Any Contract awarded pursuant to this Solicitation Package will require the Contractor to perform all services necessary to accomplish the tasks in regard to Aquatic Vegetation Control.

SW-2. **SPECIFICATIONS**

The provision of all labor, equipment, materials, chemicals and supervision required to provide Aquatic Vegetation Control Services in Lakes and Ponds throughout the City of Leesburg as identified in this section.

a. **Treatments – General**

i. Treatment of designated areas will be in conjunction with both federally and State approved recommended herbicides for control/prevention/eradication of unwanted/invasive aquatic vegetation.

ii. On a monthly basis, the Contractor will prepare and forward to the Public Works Director a detailed service report containing:

- Control methods that were used during the treatment
- Include sample product labels
- MSDS sheets for all products used
- List of targeted pests
- An approximate timeframe in which the City can expect to see results.

ii. Guarantee of performance of work must be to the satisfaction of the City of Leesburg as defined under **Treatment Goals**.

b. **Monthly Treatments**

i. Monthly treatments for the control and prevention of noxious aquatic weeds and algae will be required for all sites designated herein

ii. Monthly treatments include, but are not limited to, the following:

- Underwater and floating vegetation control program
- Shoreline grass and brush control program
- Measurements of Dissolved Oxygen levels prior to treatment to ensure that treatment will not adversely affect Dissolved Oxygen levels and thereby adversely affect aquatic organisms.

ii. Contractor will prepare and submit written monthly service reports containing:

- Identification of any aquatic vegetation present and corrective action taken, including name(s) of chemicals used.
- Include sample product labels (if new products are used).
- MSDS sheets for all products used (if new products are used.
- Record of location and value of pretreatment Dissolved Oxygen

iii. Emergency callback and/or additional treatment during any given month will be performed at no additional cost to the City.

c. **Shoreline Treatment**
Shoreline treatment shall consist of control of unwanted plant growth along the edge of the shoreline as far out into the water as plant growth is present. Treatment must also comply with the City's Department of Environmental Protection (DEP) permit.

d. **Treatment Goals (Service Levels)**
Goals for the treatment of aquatic vegetation include:

iv. In natural bodies of water:
- Keep invasive and exotic vegetation to less than 10% coverage
- Make water body aesthetically pleasing
- Retain beneficial plants
- Abide by terms of the City's DEP permit and to communicate with local DEP biologist anytime that there is a change in natural conditions

v. In retention areas:
- Allow system to function as it was designed.
- Keep aquatic weeds under control to less than 10% coverage (including filamentous algae).
- Allow for maximum water holding capacity.
- Allow water to freely enter and leave the system as designed
- Prevent invasive weeds from covering the bottom of retention area (in order to avoid reducing percolation rate).
- Retain beneficial plants.

e. **Re-treatment**
The City will require the Contractor to make additional treatments or re-treatments if the Treatment Goals are not being met. Re-treatment will be performed at no additional cost to the City. Suppliers must include in their bid price sufficient resources to meet the above described Treatment Goals.

f. **Abnormal Environmental Conditions**
Should the Treatment Goals not be met as a result of unusual environmental conditions (i.e., excessive rain, higher than normal heat); the City and Contractor will mutually agree upon a cost to add additional treatments in order to meet the Treatment Goals.

g. **Mechanical / Physical Removal**
The City may request the contractor to perform mechanical or physical removal of aquatic vegetation. Please provide an hourly rate for these services where indicated on the pricing sheet.

h. **Chemicals**
The Contractor shall use only Federal and State approved chemicals for the control of aquatic weeds and algae.

i. **Coordination**
The Contractor must coordinate all monthly treatment with the designated Public Works Representatives for their respective groups of maintenance locations. The department representatives will be designated in the resulting services contract.

j. **Miscellaneous**
   i. Please note that not all locations will have boat access.
   ii. Most locations are less than one (1) acre in size.

SW-3. **PERSONNEL REQUIREMENTS**
All work shall be performed by a technician with a State of Florida commercial herbicide applicators license.

SW-4. **PERMITTING**
The City of Leesburg will be responsible for obtaining all permits required by regulatory agencies to perform these services. All permits are currently active under the City's name.

SW-5. **PRICING**
a. Supplier must supply single monthly cost to maintain all locations.
b. Supplier shall provide cost per unit volume for the aquatic herbicides as described in the Price Sheets within the Solicitation package.
c. Additional chemicals can be used with written permission from the City. Pricing for additional chemicals will be agreed upon PRIOR to use.

SW-6. **LOCATIONS**

1. **Stormwater Park (Berry Park)**
   Location: 2121 John's Avenue
   Department: Recreation and Parks
   Permit: Not required
   Treatment: Monthly inspection needed

2. **Lake Dixie Park (Lakes William & Mary)**
   Location: 1401 Meadows Ave
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly treatment needed

3. **Fountain Lake Park**
   Location: 600 W. Meadow Street
   Department: Recreation and Parks
   Permit: Not required
   Treatment: Monthly inspection needed

4. **Venetian Gardens**
   Location: 201 E. Dixie
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

5. **Ski Beach**
   Location: 201 E. Lake Harris Drive
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

6. **Herlong Park**
   Location: 700 E. North Blvd
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

7. **Singletary Park**
   Location: 1902 S. 14th Street
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

8. **Marina**
   Location: 250 Ball Park Road
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

9. **Henderson Park**
   Location: 810/908/910 North Shore Drive
   Department: Recreation and Parks
   Permit: Required
   Treatment: Monthly inspection needed

10. **Lake Lucerne**
    Location: Lucerne Circle
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed

11. **Lake Lorraine**
    Location: East of Glenridge Dr.
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed

12. **Little Lake Lorraine**
    Location: West of Glenridge Dr.
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed

13. **Lake Maitland**
    Location: Butler Street
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed

14. **Dyches Lake**
    Location: Stoer Island Dr.
    Department: Public Works
    Permit: Permit required - held by Environmental Services expires 2/10/14
    Treatment: Monthly inspection needed
    Dyches Lake is split into three (3) separate lakes by a manmade "causeway." Two of these lakes are deeper and more responsive to treatment than the third lake or main body. For the purpose of identifying these separately additional names for the other water bodies although they are covered by the Dyches Lake permit (Item 13 and 14).

15. **Scenic Street Pond**
    Location: North of Scenic Street
    Department: Public Works
    Permit: Covered by Dyches Lake permit
    Treatment: Monthly inspection needed

16. **Indian Lane Pond**
    Location: East of Indian Lane
    Department: Public Works
    Permit: Covered by Dyches Lake permit
    Treatment: Monthly inspection needed

17. **Nursery Road Retention Pond**
    Location: Nursery Road
    Department: Public Works
    Permit: Not required
    Treatment: monthly inspection needed

18. **Flamingo Drive Pond**
    Location: Flamingo Drive
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed shoreline areas

19. **Lake Hollywood**
    Location: Hollywood Drive and Florida Avenue
    Department: Public Works
    Permit: Not required
    Treatment: Monthly inspection needed

20. **Louis Street Pond**
    Location: Louis Street

Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed areas

21. **Park Lake**
Location: 14th Street
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

22. **Balmoral Circle Pond**
Location: Balmoral Circle
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

23. **Lake Robin Hood**
Location: Cambridge Drive
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

24. **Chester Street Pond**
Location: Chester Street
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

25. **McCormack Pond**
Location: McCormack Street
Department: Public Works
Treatment: Monthly inspection needed

26. **Lake Bonaire**
Location: Louis Street
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

27. **DOT Pond**
Location: E. Dixie Avenue
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

28. **Pepper Tree Pond (Pepper Tree Apartments)**
Location: 2503 South Street
Department: Public Works

Permit: Not required
Treatment: Monthly inspection needed

29. **Airport Blvd**
Location: 8807 Airport Blvd.
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

30. **Venetian Community Center Pond**
Location: 1 Dozier Circle
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

31. **Lake Mary**
Location: 211 Lee Meadows Ave
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

32. **Griffin Road Gym Pond 1**
Location: 1851 Griffin Rd
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

33. **Griffin Road Gym Pond 2**
Location: 1851 Griffin Rd
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

34. **Perkins Street DOT Pond**
Location: 714 Perkins St
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

35. **Century Link Pond**
Location: 500 Webster St
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

36. **Canal Street Pond**
Location: 505 Canal St
Department: Public Works

Permit: Not required
Treatment: Monthly inspection needed

37. **Aquatic Center Pond 1**
Location: 312 Pine St
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

38. **Aquatic Center Pond 2**
Location: 312 Pine St
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

39. **Aquatic Center Pond 3**
Location: 312 Pine St
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

40. **Hall Circle**
Location: 501 North Bv
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

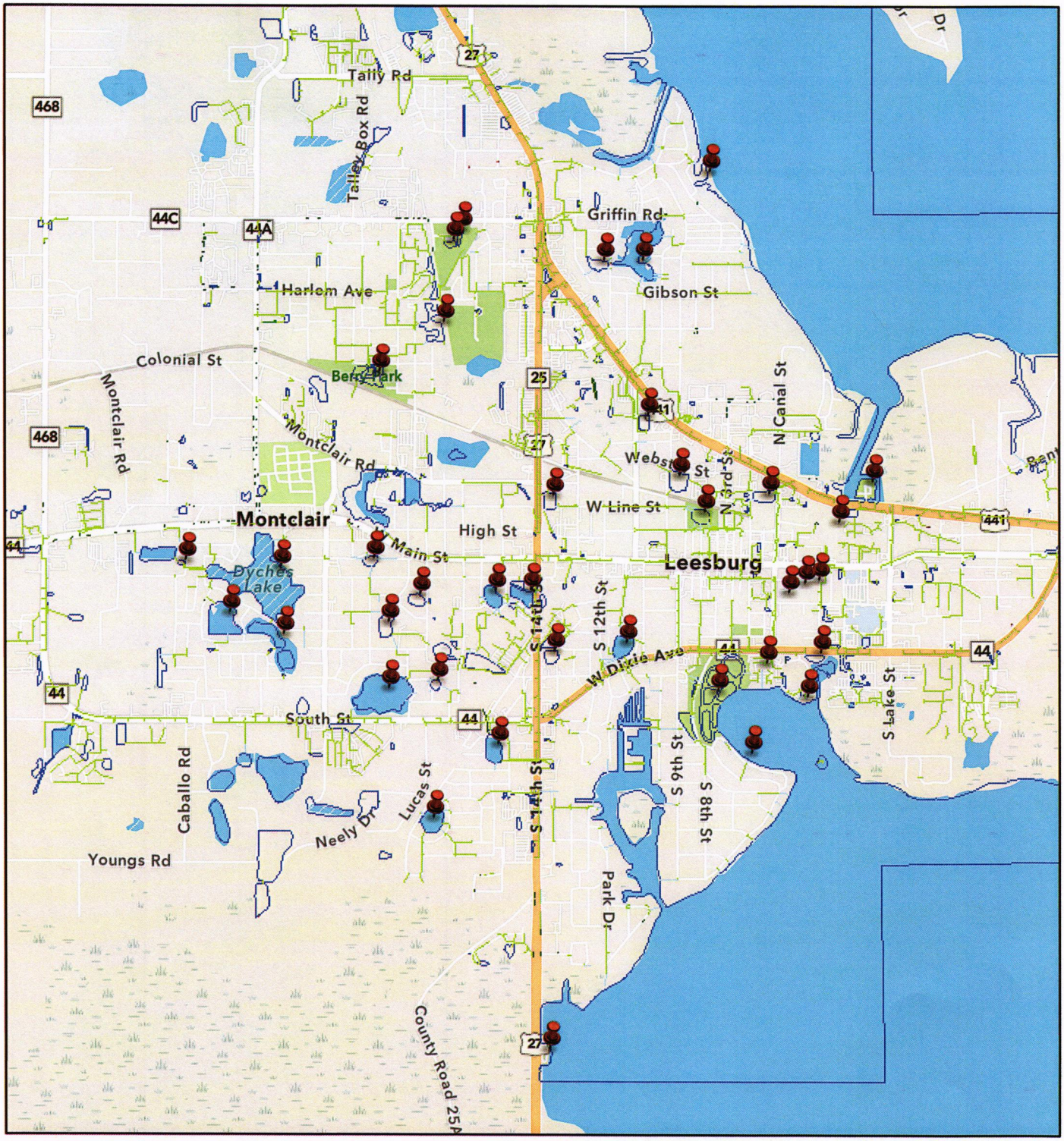
41. **Unnamed – TBD**
Location: Alt Key 3818470 Approx. 220' West of 7928 US Hwy 441
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

42. **Unnamed – TBD**
Location: Alt Key 1703719 at the corner of US Hwy 441, Tomato Hill Road, and Old Tavares Rd. Next to Racetrac (2115 US Hwy 441)
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

43. **Unnamed – TBD**
Location: Alt Key 1206481- Next door to 114 Sunnyside Dr.
Department: Public Works
Permit: Not required
Treatment: Monthly inspection needed

[END OF SCOPE OF WORK]

Utility Locator Map



10/4/2022, 12:08:32 PM

1:36,112

0 0.28 0.55 1.1 mi

0 0.42 0.85 1.7 km

Containments
- Conveyance
- Easement
- FacilityPremise
- Hydrology

- Pond
- Undefined

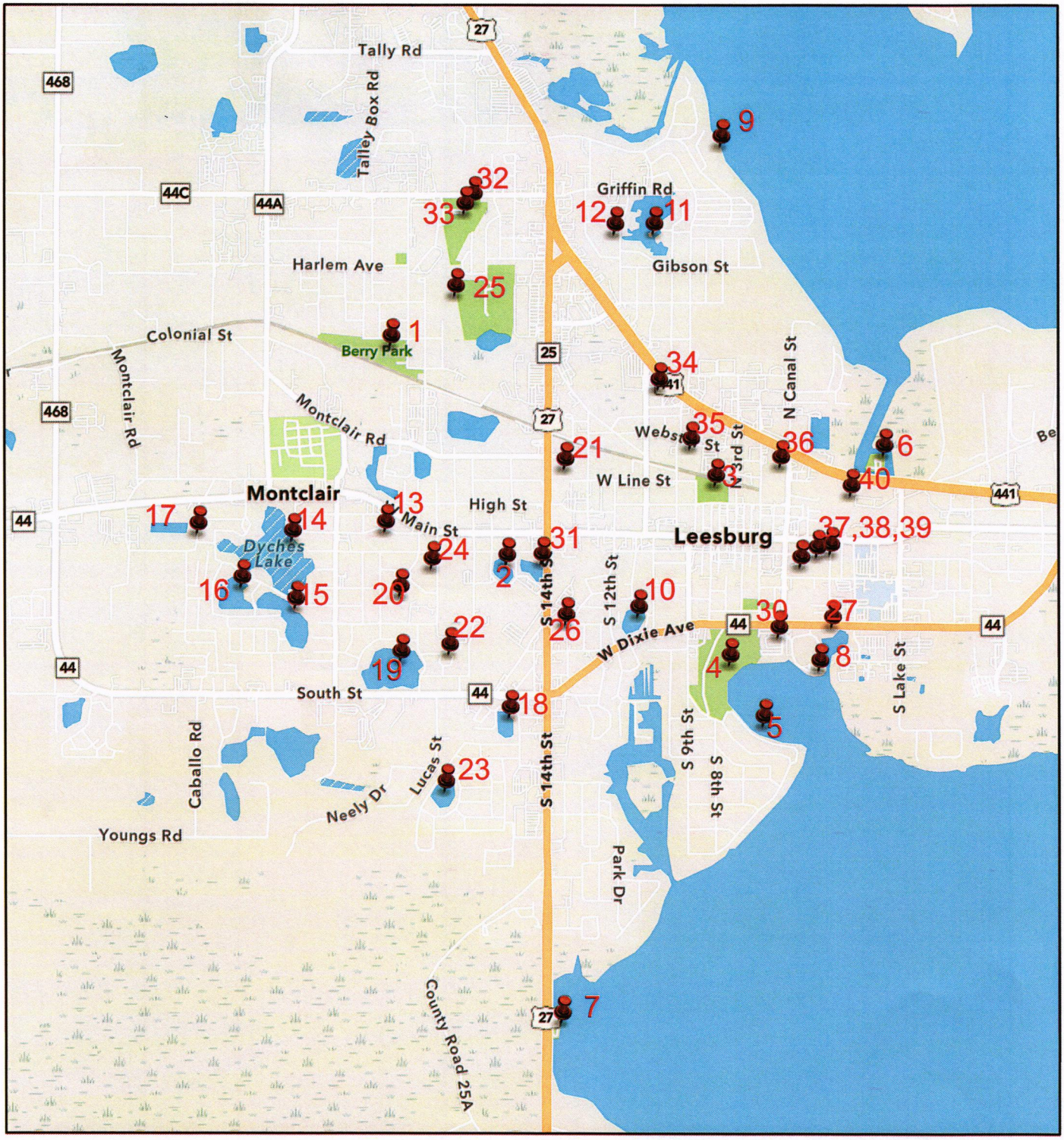
Pipes
- Collector
- CrossDrain

- Culvert
- Outfall
- Overflow
- SideDrain

City of Leesburg, Building Department, GIS Division, Lake County GIS, FDEP, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA

FDEP, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA | Lake County Property Appraiser | EagleView | Google | Leesburg GIS, City

Utility Locator Map



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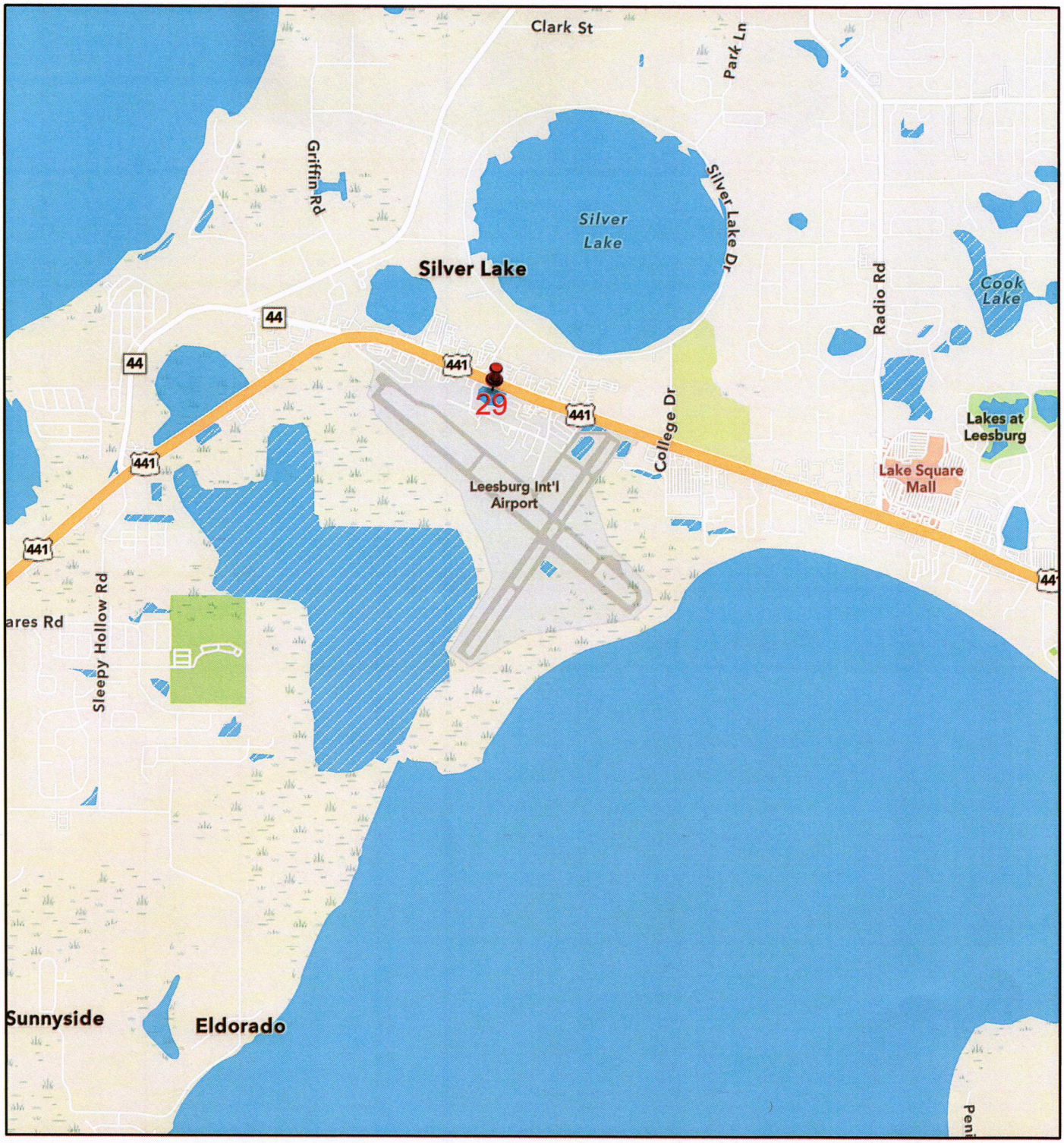
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0 0.28 0.55 1.1 mi

0 0.42 0.85 1.7 km

City of Leesburg, Building Department, GIS Division, Lake County GIS, FDEP, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA

Utility Locator Map



10/4/2022, 12:39:10 PM

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0 0.28 0.55 1.1 mi

0 0.42 0.85 1.7 km

City of Leesburg, Building Department, GIS Division, Lake County GIS, FDEP, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA


Added Pond 1
Added Pond 2
Added Pond 3
LAKESIDE DR
EAST DALE ST
EAST DEAN ST
MARLO RD
US HWY 441
CR 44
UNNAMED RD
CAREFREE LN
SUNSET DR
FRIENDLY DR
TROPICAL LN
SIESTA DR
PEMBLE RD
WATERSEDGE DR
WATERSHORE DR
ICE CREAM RD
BROOKS LN
HEMLOCK LN
HANSOCK RD
CARMAN DR
BENTLEY RD
OAKS SHORES RD
STEHLE RD
BAYOU CIR
BRADFORD RIDGE DR
SLEEPY HOLLOW RD
PATRICE HOPE ST
ROUNDMAN ST
GOODIES ST
ATHENS DR
OLD TAVARES RD
3RD ST
2ND ST
EDSON AVE
ICE CREAM RD
FERN DR
BENTBOUGH DR
GLENN ST
TOMATO HILL RD
CRESTRON LP
AUTUMN STREAM DR
SUMMER STAR WY
HOLLOW LN
ICABOD CT
LEGEND CT
MT VERNON RD
SARA LN
FERN CR
FERN CT
FERNERY LN
FERNWOOD ST
LAKE POINTE CR
SUNPARK DR
PARKDALE DR
PARK HILL AV
GREENPARK WY
SLOEWOOD DR
BROADWATER AV
ANGEL FISH LP
ASHTON WOODS LN
BARNWOOD CT
DELPHINE CT
SUNNYSIDE DR
PARK AV
HIGHLAND AV
MORRISON RD
PAULING DR
SUNNYSIDE DR
SUNVALLEY RD

Aquatic Plant Control Permit

FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION
Division of Habitat and Species Conservation
Invasive Plant Management Section
3800 Commonwealth Boulevard, Mail Station 705
Tallahassee, Florida 32399

Permittee Name:	Town of Howey in the Hills	Permit Number:	IPM-14-00090A
Permittee Address:	101 N. Palm Ave.	Effective Date:	04/27/2023
	HOWEY IN THE HILLS, FLORIDA 34737 UNITED STATES	Expiration Date:	04/27/2026

IS AUTHORIZED TO:

1. Pursuant to the Agency's authority under Chapter 369.20 Florida Statutes and Chapter 68F-20 Florida Administrative Code, the Permittee is authorized to control aquatic plants under the conditions listed below and in accordance with any site map that may be attached to this permit. A copy of this permit must be present on site and available for review during any aquatic plant control activities.

AUTHORIZED LOCATION(S): **Area of operation:** Little Lake Harris(LAKE)
Site Address: 101 N. Palm Ave. , HOWEY IN THE HILLS 34737
POS: Latitude 28° 42' 49.1' N Longitude 81° 46' 11.26' W

Permittee Signature: Morgan Cates Date: 4/28/2023

Not valid unless signed. By signature, confirms that all information provided to issue the permit is accurate and complete, and indicates acceptance and understanding of the provisions and conditions listed below. **Any false statements or misrepresentations when applying for this permit may result in felony charges and will result in revocation of this permit.**

Authorized By: Nathalie Visscher Authorized for: Melissa Tucker, Division Director

Authorizing Signature: Invasive Plant Management Section Date: 04/27/2023

Is Authorized To (Continued):

PLANT	ACRES	METHOD
Chinese Tallow, Popcorn Tree (Sapium sebiferum)	0.10	Triclopyr, Mechanical (Other), Hand Removal
Giant Reed (Phragmites australis)	0.50	2,4-D (liquid), Diquat, Glyphosate, Mechanical Harvester, Hand Removal
Primrose Willow (Ludwigia octovalvis/peruviana)	0.50	2,4-D (liquid), Diquat, Glyphosate, Mechanical Harvester, Hand Removal
Cattail (Typha spp)	0.10	2,4-D (liquid), Diquat, Glyphosate, Mechanical Harvester, Hand Removal
Wild Taro (Colocasia esculenta)	0.50	2,4-D (liquid), Diquat, Glyphosate, Mechanical Harvester, Hand Removal
Spotted Water Hemlock (Cicuta maculata)	0.20	2,4-D (liquid), Diquat, Glyphosate, Mechanical Harvester, Hand Removal
Paragrass (Urochloa mutica)	0.80	Glyphosate, Mechanical Harvester, Hand Removal
Torpedo grass (Panicum repens)	0.50	Glyphosate, Mechanical Harvester, Hand Removal

PERMIT CONDITIONS AND PROVISIONS:

1 Permittee must manage the above listed aquatic plants in accordance with the attached site plan which is made part of this permit.

2 Permittee may maintain clear the above listed aquatic plants from within an access corridor not to exceed 75 feet in width, of sufficient length waterward from the shore to allow access to open water.

3 Management of permitted aquatic plants in and around other native aquatic vegetation such as KNOTGRASS, ARROWHEAD, PICKEREL WEED, and EELGRASS should be conservative to allow for expansion of native aquatic plants

4 All aquatic herbicides must have an aquatic-use label and must be applied in strict compliance with the directions stated on the product label. It is a violation of state and federal law to use herbicides in a manner that is inconsistent with its label. The label is the law. Before using any herbicide, the applicator should read the label to determine any water use restrictions, herbicide toxicity, location & sites where herbicide can be used and what personal protective clothing & equipment is required.

5 Permittee shall make a reasonable effort to notify potential users of the treated waters listing the types and lengths of any restrictions imposed by the label. Notifications shall be accomplished by posting signs and/or notices, distributing notices to residents, making contact with citizen coordinators, public notices in newspaper, putting out a signal or marking system or holding public meetings.

6 All aquatic vegetation removed pursuant to this permit shall be deposited on a self-contained upland site which shall be located so as to prevent the reintroduction of the removed vegetation into waters of the State.

7 Permittee shall not disturb or unstabilize the shoreline substrate while using any mechanical equipment. If substrate will/may be disturbed or removed while using a tractor/mower, bush-hog or other mechanical equipment, then a dredge & fill permit may be required by the Department of Environmental Protection.

8 Permittee may remove entire plant (including roots) from the site, as long as no offsite turbidity occurs or sediment is removed. If substrate is removed while conducting the above permitted activities then a dredge & fill permit may be required by the Department of Environmental Protection.

9 This permit supersedes all prior permits issued.

10 The permit or a copy of the permit must be present and available for review on site during the time of any aquatic plant control activities.

11 The issuance of this permit does not relieve the permittee of the responsibility to comply with all applicable federal, state, county and municipal laws, ordinances, or rules; nor is the permittee relieved of the responsibility to obtain any other licenses or permits.

12 This permit is valid for only the activities printed on the front of this document.

13 If an aquatic herbicide(s) is authorized for use by this permit, the permittee is required to use the permitted herbicide(s) in a manner that is consistent with the application directions on the product label.

14 The Permittee agrees to hold and save the State of Florida, the Fish and Wildlife Conservation Commission, its inspectors and employees, harmless from any damage, no matter how occasioned and no matter what the amount, to persons or property, which might result from the aquatic plant management activities pursuant to the permit. [If the Permittee is a Florida "state agency or subdivision" as defined in 768.28, F.S., this provision does not constitute a waiver of the Permittee's sovereign immunity or extend the Permittee's liability beyond the limits established in Section 768.28, F.S.]

15 The Permittee is responsible for complying with the restrictions/requirements of any recorded conservation easement along the shoreline. If the activities authorized by this permit are inconsistent or contrary with the restrictions/requirements of a conservation easement, then the permittee must obtain authorization from the conservation easement holder prior to conducting any aquatic plant control activities at the site.

16 The removal of aquatic plants is exempt from chapters 373 and 403, Florida Statutes, dredge and fill permitting requirements, provided the activities are performed in compliance with the conditions of paragraph 403.813(1)(r), Florida Statutes (copy attached). Turbidity caused by aquatic plant control activities must be contained on site so as to prevent violation of state water quality standards.

A person whose substantial interests are affected by FWC's action may petition for an administrative proceeding (hearing) under sections 120.569 and 120.57 of the Florida Statutes. A person seeking a hearing on FWC's action shall file a petition for hearing with the agency within 21 days of receipt of written notice of the decision. The petition must contain the information and otherwise comply with

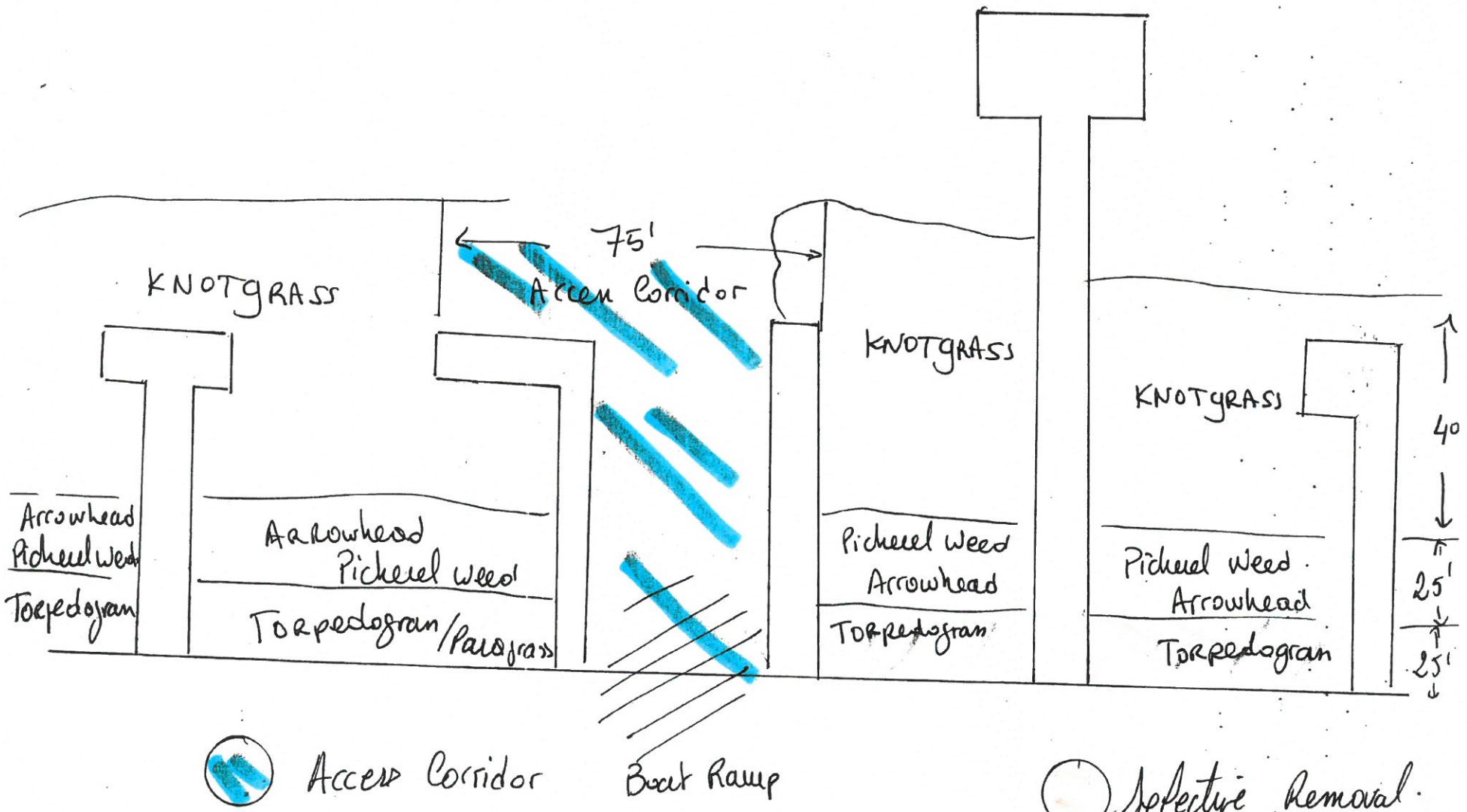
section 120.569, Florida Statutes, and the uniform rules of the Florida Division of Administration, chapter 28-106, Florida Administrative Code. If the FWC receives a petition, FWC will notify the Permittee. The attached Explanation of Rights statement provides additional information as to the rights of parties whose substantial interests are or may be affected by this action.

Town of Howey-in-the Hills.
301 N. Lakeshore Blvd
Howey in the Hills-

(1)

Little LAKE HARRIS.

N

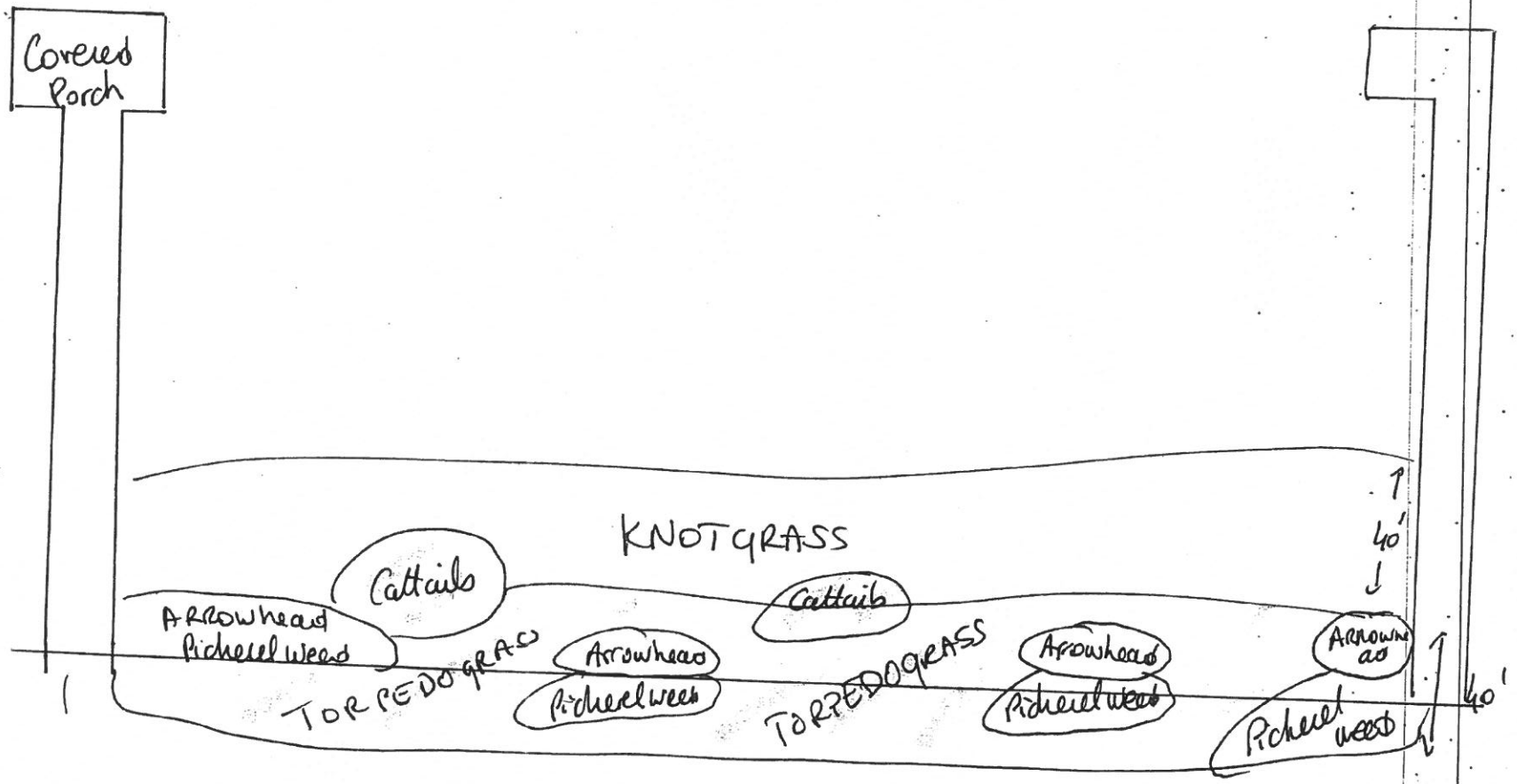


Town of Howey-in-the Hills
301 N. Lakeshore Blvd
Howey-in the Hills.

(2)

N

LITTLE LAKE HARRIS

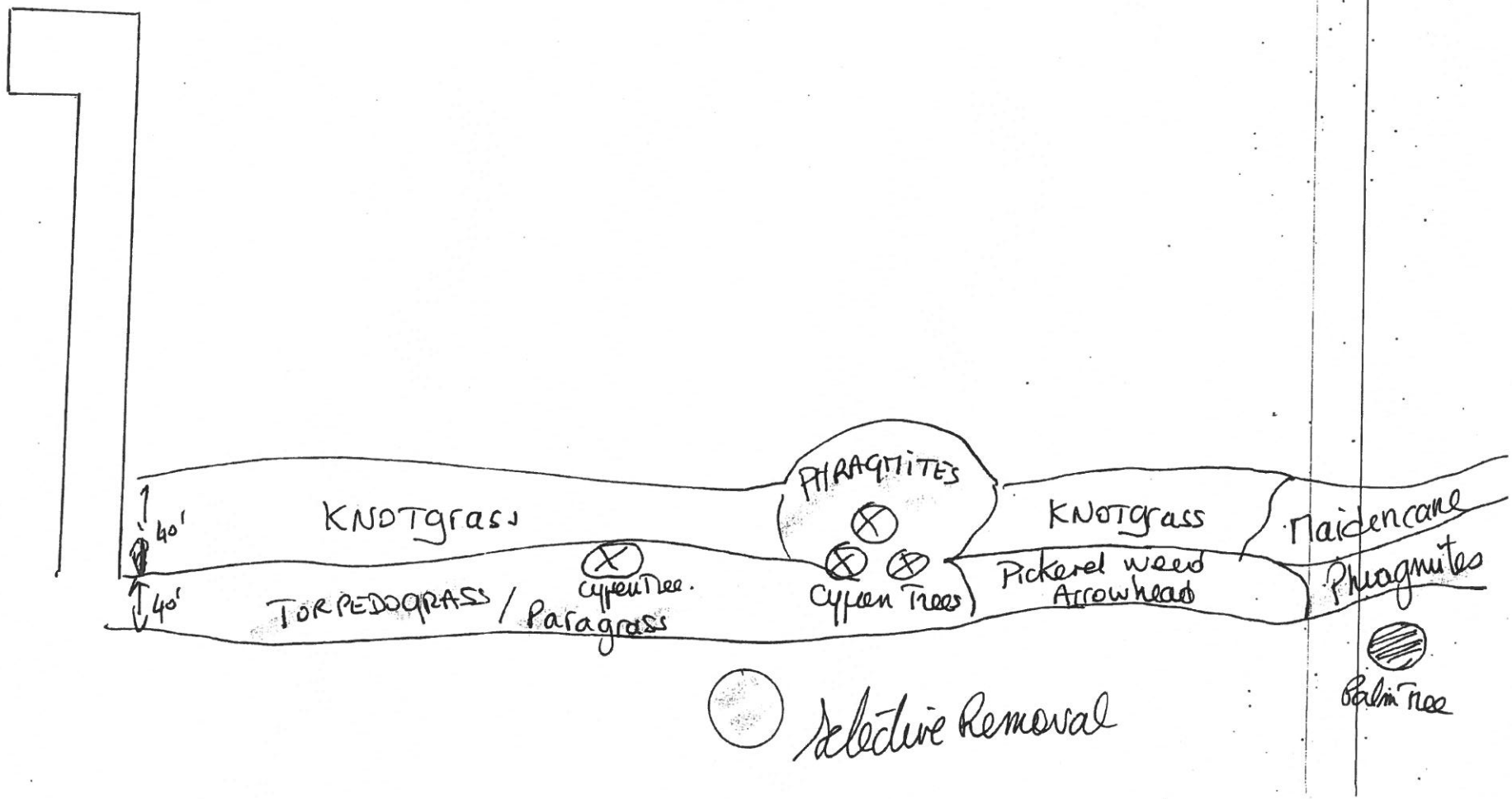


Not to Scale

Selective Removal.

Town of Howey in the Hills

Little Lake Harris

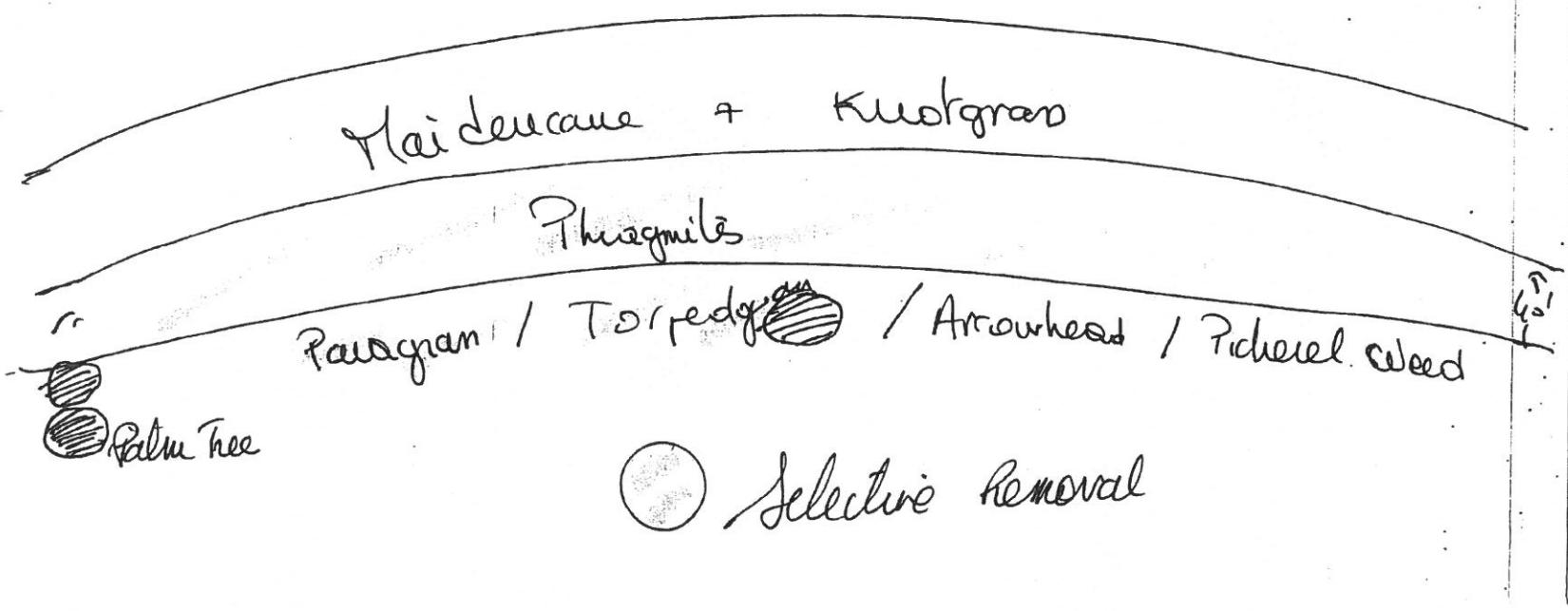


Town of Howey-in-the Hills

(4)

N

Little Lake Harris



Date: September 8, 2025

To: Mayor and Town Council

From: Sean O'Keefe, Town Manager

Re: Consideration and Approval: **GFL Sanitation Rate Increase**

Objective:

To update, per contract, the annual cost of solid waste collection rates from the vendor (GFL) for Town services.

Summary:

GFL, the Town's solid waste vendor, entered into a new contract as of Oct. 1, 2022. The vendor is allowed, per contract, to request an increase in the cost to the Town, for a percentage not to exceed the CPI increase, in order to compensate for inflationary factors. This amount, based on the period from April 2024 to March 2025, is 4.58%. The new cost to the Town would take effect on Oct. 1, 2025.

Fiscal Impact:

The cost to the Town will be an increase of approximately $13,000 a year. This increased operating cost is currently proposed to be absorbed by the Town in the current proposed budget.

Staff Recommendation:

Staff recommend acceptance of the annual rate increase for solid waste services from GFL for FY25.

August 18, 2025

Sean O'Keefe – Town Manager
Town of Howey-in-the-Hills
101 N. Palm Ave
Howey-in the-Hills, FL 34737

RE: GFL CPI Request – FY 25/26

Dear Mr. O'Keefe,

I very much appreciated the opportunity to meet with you and your team earlier this week. GFL is proud to serve as the solid waste and recycling provider for Beautiful Howey-in-the-Hills. We sincerely hope that our services not only meet but exceed the expectations of the residents, Town Council, and staff.

As another successful contract year comes to a close, we have reviewed Section 10.2(a) of the Second Amendment to our Agreement. We evaluated the formula and data used to establish and support our request for an annual rate adjustment for the collection/disposal services GFL provides to the town. Our request reflects the increase in the Consumer Price Index ("CPI-U") Water, Sewer and Trash published by the U.S. Department of Labor for the immediately preceding 12-month period between April 1, 2024 and March 31, 2025. The CPI increased a total of 4.58% over that timeframe. Effective on October 1,2025, both Residential and Commercial rates will be adjusted to reflect the CPI increase. This adjustment will serve to assist in offsetting inflationary factors which have taken place over the past year.

We at GFL greatly value our partnership with the town of Howey. We will continue to strive daily to provide the town's citizens with high quality waste removal services. Please contact me with any questions or concerns.

Thank you,

Jim Suter (239)-469-5900
jsuter@gflenv.com
Municipal Accounts Manager
GFL Solid Waste Southeast, LLC

Consumer Price Index for All Urban Consumers (CPI-U)				
Original Data Value				
Series Id:	CUSR0000SEHG			
Seasonally Adjusted				
Series Title:	Water and sewer and trash collection services			
Area:	U.S. city average			
Item:	Water and sewer and trash collection services			
Base Period:	DECEMBER 1997=100			
Years:	2015 to 2025			
Year	**Jan**	**Feb**	**Mar**	**Apr**
2024	297.079	298.751	299.183	300.178
2025	310.239	313.344	313.925	

FY 25/26 Commercial Rates							Extra
Yards	**1X**	**2X**	**3X**	**4X**	**5X**	**6X**	Pick-Up
2	$98.61	$197.23	$295.85	$394.47	$493.07	$0.00	$ 51.89
4	$124.09	$248.44	$372.64	$468.86	$621.07	$0.00	$ 69.18
6	$149.81	$299.62	$449.43	$599.26	$749.06	$0.00	$ 86.48
8	$175.42	$350.82	$526.24	$701.66	$877.08	$0.00	$ 109.54

FY 25/26 Commercial Cart Service - 96 Gallon					
	1 SET	**2 SETS**	**3 SETS**	**4 SETS**	**EXTRA P/U**
Cart 2X/Wk	$ 33.43	$ 63.95	$ 95.92	$ 127.89	$ 34.58

Weekly Residential Cart Service 1X/WK 1 SET $28.66, 2 SETS $56.06, 3 SETS $83.46

Date: September 4, 2025

To: Mayor and Town Council

From: Morgan Cates, Public Services Director

Re: Consideration and Approval: **Public Utilities Truck Acquisition**

Objective:

To purchase a new Public Utilities Truck on a 60-month lease term.

Summary:

The purchase of an additional Public Utilities Truck (currently only one truck) would allow the current truck to be rotated down to the Utility Technician to use daily to maintain all wastewater lift stations, perform utility service orders, and to cover emergency call outs for lift stations and to back up the Public Utilities Supervisor on emergency call outs.

Recommended Motions:
The Town Council has the following options:

1. The Town Council motions to approve

   OR

2. The Town Council motions to approve with the following conditions

   OR

3. Motion to Deny

Fiscal Impact:

There is a fiscal impact to the Town of $10,534.78 - $10,917.66 annually (depending on truck purchase) as outlined in the attached Quotes from Alan Jay Fleet Sales (Florida State Term Contract: 25100000-23-STC) and The Bancorp.

Staff Recommendation:

Approve the Public Services Director working with the Town Manager and Finance Supervisor to purchase a new Public Utilities Truck as the best option of a 60-month lease term.

Contract Number:	25100000-23-STC
Quote ID:	65681
Agency:	HOWEY-IN-THE-HILLS, TOWN OF
Date:	8/20/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 CHEVY SILVERADO 1500 CREW CAB PICKUP 4WD WT 5.5' BED, please review carefully and contact us with any errors or changes.

MSRP:	$51,760.00
Base Price:	$44,276.05
Factory Options:	$1,328.28
Aftermarket Options:	$860.00
Purchase Total:	$46,464.33

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234		WWW.ALANJAY.COM	Quote 65681-2
Corporate Office	2003 U.S. 27 South Sebring, FL 33870	MOBILE 863-273-1105 FAX 863-402-4221		Mailing Address	P.O. BOX 9200 Sebring, FL 33871-9200

ORIGINAL QUOTE DATE
8/19/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE
8/20/2025

REQUESTING AGENCY **HOWEY-IN-THE-HILLS, TOWN OF**
CONTACT PERSON **MORGAN CATES** EMAIL MCATES@HOWEY.ORG
PHONE **352-324-2290** MOBILE FAX

Florida State Term Contract No. 25100000-23-STC **Motor Vehicles** **www.myfloridamarketplace.com**

CUSTOMER ID

MODEL CK10543 1WT SPECIFICATION # 7-Sub-Group B: Full-Size Line 13

2026 CHEVY SILVERADO 1500 CREW CAB PICKUP 4WD WT 5.5' BED | BED LENGTH 5.5' Bed | BASE PRICE $44,276.05

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase ord*

COST

FACTORY OPTIONS	DESCRIPTION	
GAZ	Summit White	$0.00
H2G	Jet Black, Vinyl seat trim	$0.00
L84	Engine, 5.3L EcoTec3 V8	$0.00
MHT	Transmission, 10-speed automatic, electronically controlled	$0.00
1WT	OPTIONS Work Truck Preferred Equipment Group	$0.00
AZ3	Seats, front 40/20/40 split-bench	$0.00
C5Y	GVWR, 7100 lbs. (3221 kg)	$0.00
CTT	Hitch Guidance	$0.00
FE9	Emissions, Federal requirements	$0.00
G80	Auto-locking rear differential	$0.00
GU5	Rear axle, 3.23 ratio	$0.00
IOR	Audio system, Chevrolet Infotainment 3 system	$0.00
JL1	Trailer brake controller, integrated	$0.00
KC4	Cooling, external engine oil cooler	$0.00
KNP	Cooling, auxiliary external transmission oil cooler	$0.00
KW7	Alternator, 170 amps	$0.00
QBN	Tires, 255/70R17 all-season, blackwall	$0.00
QBR	Tire, spare 255/70R17 all-season, blackwall	$0.00
RD6	Wheels, 17" x 8" (43.2 cm x 20.3 cm) Ultra Silver painted steel	$0.00
VQO	LPO, Black work step	$0.00
Z82	Trailering Package	$0.00
DMU	Dealer Markup	$1,328.28
DISCOUNT	[Base Price] - [Government Discount] + [Draft] = [Vehicle Cost] $49,676.05 - $5,400.00 + $0.00 = $44,276.05	$0.00
	FACTORY OPTIONS	**$1,328.28**

CONTRACT OPTIONS	DESCRIPTION	
TEMP-TAG	Temporary tag	$0.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
FS MP3-4-AW	(4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mounted to rear of vehicle (AMBER/WHITE).	$860.00
	CONTRACT OPTIONS	**$860.00**

Florida State Term Contract No. 25100000-23-STC **Motor Vehicles** **www.myfloridamarketplace.com**

TRADE IN **TOTAL COST** **$46,464.33**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY** **1** **$46,464.33**

Estimated Annual payments for 60 months paid in advance: $10,683.11
Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Motor Vehicles (25100000-23-STC)
Price Quote Form (PQF)
(STATE AGENCIES MUST ALSO SUBMIT FORM MP6301)
Updated 7/10/2023

Awarded Contractor Information

Contractor Name:	Alan Jay				
Street Address:	2003 U.S. 27 South				
City, State, Zip:	Sebring, FL 33870				
Contact Person:	ASHLEE WILSON	**Title:**	GOVERNMENT ACCOUNT MANAGER		
Original Quote Date:	8/19/2025	**Revised Quote Date:**	8/20/2025	**Est. Delivery:**	
Phone #'s: **Primary:**	863-402-4234		**Secondary:**		
Email Address:	Ashlee.Wilson@AlanJay.com				
Fax #:					
Vendor Quote #:	65681				

Requesting Customer Information

Agency/Eligible User Name:	HOWEY-IN-THE-HILLS, TOWN OF				
Contact Person:	MORGAN CATES	**Title:**			
Phone #'s: **Primary:**	352-324-2290		**Secondary:**		
Email Address:	MCATES@HOWEY.ORG				
Fax #:					

Secondary Contact for Customer (Optional)

Contact Person:		**Title:**			
Phone #'s: **Primary:**			**Secondary:**		
Email Address:					
Fax #:					

INFORMATION IN THIS SECTION MUST MATCH THE INFORMATION ON THE AWARDED COST SHEET.

UNSPSC Commodity Code*	Group	Sub-Group	Line Number
25101507	LIGHT TRUCKS OR SPORT UTILITY VEHICLES	Sub-Group B: Full-Size Pickup Trucks	13

Brand	Model	Cost Plus % (#.##%)
CHEVY	CK10543 1WT	3.00%

MOTOR VEHICLE

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Motor Vehicle Description	Cost (per unit)	Cost Plus %	Total Customer Price
2026 CHEVY SILVERADO 1500 CREW CAB PICKUP 4WD WT 5.5' BED	$44,276.05	3.00%	$ 45,604.33

Non-standard accessories, components, equipment, features, parts, etc. that are attached to or provided with the vehicle when it is shipped from the Manufacturer:

TOTAL COST: Motor Vehicle (per unit)	**$ 45,604.33**

OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
GAZ Summit White			$ -	1	$ -
H2G Jet Black, Vinyl seat trim			$ -	1	$ -
L84 Engine, 5.3L EcoTec3 V8			$ -	1	$ -
MHT Transmission, 10-speed automatic, electronically controlled			$ -	1	$ -
1WT OPTIONS Work Truck Preferred Equipment Group			$ -	1	$ -
AZ3 Seats, front 40/20/40 split-bench			$ -	1	$ -
C5Y GVWR, 7100 lbs. (3221 kg)			$ -	1	$ -
CTT Hitch Guidance			$ -	1	$ -
FE9 Emissions, Federal requirements			$ -	1	$ -
G80 Auto-locking rear differential			$ -	1	$ -
GU5 Rear axle, 3.23 ratio			$ -	1	$ -
IOR Audio system, Chevrolet Infotainment 3 system			$ -	1	$ -
JL1 Trailer brake controller, integrated			$ -	1	$ -
KC4 Cooling, external engine oil cooler			$ -	1	$ -
KNP Cooling, auxiliary external transmission oil cooler			$ -	1	$ -
KW7 Alternator, 170 amps			$ -	1	$ -
QBN Tires, 255/70R17 all-season, blackwall			$ -	1	$ -
QBR Tire, spare 255/70R17 all-season, blackwall			$ -	1	$ -
RD6 Wheels, 17" x 8" (43.2 cm x 20.3 cm) Ultra Silver painted steel			$ -	1	$ -
VQO LPO, Black work step			$ -	1	$ -
Z82 Trailering Package			$ -	1	$ -
DISCOUNT [Base Price] - [Government Discount] + [Draft] = [Vehicle Cost] $49,676.05 - $5,400.00 + $0.00 = $44,276.05			$ -	1	$ -
TOTAL COST: OEM Options (per Motor Vehicle)					**$ -**

NON-OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Non-OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
TEMP-TAG Temporary tag			$ -	1	$ -
EWD EXTENDED WARRANTY DECLINED			$ -	1	$ -
FS MP3-4-AW (4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mou			$ 860.00	1	$ 860.00

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✓ Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck — MSRP:$45,900.00

Interior:Jet Black, Vinyl seat trim

Exterior 1:Summit White

Exterior 2:No color has been selected.

Engine, 5.3L EcoTec3 V8

Transmission, 10-speed automatic, electronically controlled

OPTIONS

CODE	MODEL		MSRP
CK10543	[Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck		$45,900.00
	OPTIONS		
1WT	Work Truck Preferred Equipment Group		$0.00
AZ3	Seats, front 40/20/40 split-bench		$0.00
C5Y	GVWR, 7100 lbs. (3221 kg)	Inc.	
CTT	Hitch Guidance	Inc.	
FE9	Emissions, Federal requirements		$0.00
G80	Auto-locking rear differential		$395.00

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Data Version: 26254. Data Updated: Aug 18, 2025 6:51:00 PM PDT.

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (Complete)

GAZ	Summit White		$0.00
GU5	Rear axle, 3.23 ratio	Inc.	
H2G	Jet Black, Vinyl seat trim		$0.00
IOR	Audio system, Chevrolet Infotainment 3 system		$0.00
JL1	Trailer brake controller, integrated		$275.00
KC4	Cooling, external engine oil cooler	Inc.	
KNP	Cooling, auxiliary external transmission oil cooler	Inc.	
KW7	Alternator, 170 amps		$0.00
L84	Engine, 5.3L EcoTec3 V8		$1,595.00
MHT	Transmission, 10-speed automatic, electronically controlled	Inc.	
QBN	Tires, 255/70R17 all-season, blackwall		$0.00
QBR	Tire, spare 255/70R17 all-season, blackwall		$0.00
RD6	Wheels, 17" x 8" (43.2 cm x 20.3 cm) Ultra Silver painted steel		$0.00
VQO	LPO, Black work step		$575.00
Z82	Trailering Package		$425.00
	SUBTOTAL		**$49,165.00**
	Adjustments Total		$0.00
	Destination Charge		$2,595.00
	TOTAL PRICE		**$51,760.00**

FUEL ECONOMY

Est City:16 (2025) MPG

Est Highway:19 (2025) MPG

Est Highway Cruising Range:456.00 mi

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Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✔ Complete)

Standard Equipment

Package	
	Chevy Safety Assist includes (UHY) Automatic Emergency Braking, (UKJ) Front Pedestrian Braking, (UHX) Lane Keep Assist with Lane Departure Warning, (UE4) Following Distance Indicator, (UEU) Forward Collision Alert and (TQ5) IntelliBeam
Mechanical	
	Durabed, pickup bed
	Engine, TurboMax (310 hp [231 kW] @ 5600 rpm, 430 lb-ft of torque [583 Nm] @ 3000 rpm) (STD) (Not available with (Z71) Z71 Off-Road Package, (VYU) Snow Plow Prep Package or (ZW9) pickup bed delete.)
	Transmission, 8-speed automatic, electronically controlled with overdrive and tow/haul mode. Includes Cruise Grade Braking and Powertrain Grade Braking (STD) (Included and only available with (L3B) TurboMax engine. Requires (AZ3) front 40/20/40 split-bench seats.)
	Rear axle, 3.42 ratio
	GVWR, 7000 lbs. (3175 kg) (STD) (Requires Crew Cab or Double Cab 4WD model and (L3B) TurboMax engine.)
	Push Button Start
	Automatic Stop/Start (Not available with (5W4) Special Services Package, (9C1) Police Pursuit Package or (FHS) E85 FlexFuel capability.)
	Transfer case, single speed electronic Autotrac with push button control (4WD models only)
	Four wheel drive
	Battery, heavy-duty 730 cold-cranking amps/80 Amp-hr, maintenance-free with rundown protection and retained accessory power
	Alternator, 220 amps (Included with (L3B) TurboMax engine, (VYU) Snow Plow Prep Package, (5W4) Special Service Package or (9C1) Police Pursuit Package.)
	Recovery hooks, front, frame-mounted, Black
	Frame, fully-boxed, hydroformed front section
	Suspension Package, Standard
	Steering, Electric Power Steering (EPS) assist, rack-and-pinion
	Brakes, 4-wheel antilock, 4-wheel disc with DURALIFE rotors
	Brake lining wear indicator
	Capless Fuel Fill
	Exhaust, single outlet
Exterior	
	Wheels, 17" x 8" (43.2 cm x 20.3 cm) Ultra Silver painted steel (STD)
	Tires, 255/70R17 all-season, blackwall (STD)

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Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✔ Complete)

Exterior	
	Tire, spare 255/70R17 all-season, blackwall (STD) (Included with (QBN) 255/70R17 all-season, blackwall tires.)
	Wheel, 17" x 8" (43.2 cm x 20.3 cm) full-size, steel spare
	Tire carrier lock, keyed cylinder lock that utilizes same key as ignition and door
	Bumpers, front, Black (semi-gloss)
	Bumpers, rear, Black (semi-gloss)
	CornerStep, rear bumper
	Cargo tie downs (12), fixed rated at 500 lbs per corner
	Headlamps, halogen reflector with halogen Daytime Running Lamps
	IntelliBeam, automatic high beam on/off
	Lamps, cargo area, cab mounted integrated with center high mount stop lamp, with switch in bank on left side of steering wheel (incandescent on Regular Cab models, LED on Crew Cab and Double Cab models)
	Taillamps with incandescent tail, stop and reverse lights
	Mirrors, outside manual, Black (Standard on Crew Cab and Double Cab models only. Not available on Regular Cab models.)
	Glass, solar absorbing, tinted
	Door handles, Black
	Tailgate and bed rail protection cap, top
	Tailgate, standard
	Tailgate, locking utilizes same key as ignition and door (Removed when (QT5) EZ Lift power lock and release tailgate is ordered.)
	Tailgate, gate function manual, no EZ Lift
Entertainment	
	Audio system, Chevrolet Infotainment 3 system 7" diagonal HD color touchscreen, AM/FM stereo, Bluetooth audio streaming for 2 active devices, voice command pass-through to phone, Wireless Apple CarPlay and Wireless Android Auto compatibility (STD)
	Sirius XM, delete (Can be upgraded to (U2K) SiriusXM.)
	Audio system feature, 6-speaker system (Requires Crew Cab or Double Cab model.)
	Wireless phone projection for Apple CarPlay and Android Auto
	Bluetooth for phone, connectivity to vehicle infotainment system
	Wi-Fi Hotspot capable (Terms and limitations apply. See onstar.com or dealer for details.)
Interior	
	Seats, front 40/20/40 split-bench with covered armrest storage and under-seat storage (lockable) (STD)
	Seat trim, Vinyl

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Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✓ Complete)

Interior	
	Seat adjuster, driver 4-way manual
	Seat adjuster, passenger 4-way manual
	Seat, rear 60/40 folding bench (folds up), 3-passenger (includes child seat top tether anchor) (Requires Crew Cab or Double Cab model.)
	Floor covering, rubberized-vinyl (Not available with LPO floor liners.)
	Steering wheel, urethane
	Steering column, Tilt-Wheel, manual with wheel locking security feature
	Steering column lock, electrical
	Instrument cluster, 6-gauge cluster featuring speedometer, fuel level, engine temperature, tachometer, voltage and oil pressure
	Driver Information Center, 3.5" diagonal monochromatic display
	Exterior Temperature Display located in radio display
	Compass located in instrument cluster
	Window, power front, drivers express up/down
	Window, power front, passenger express down
	Windows, power rear, express down (Not available with Regular Cab models.)
	Door locks, power
	Remote Keyless Entry, with 2 transmitters
	Cruise control, electronic with set and resume speed, steering wheel-mounted
	Power outlet, front auxiliary, 12-volt
	USB Ports, 2, Charge/Data ports located on instrument panel
	Air conditioning, single-zone manual
	Air vents, rear, heating/cooling (Not available on Regular Cab models.)
	Mirror, inside rearview, manual tilt
	Assist handles front A-pillar mounted for driver and passenger, rear B-pillar mounted
Safety-Mechanical	
	Automatic Emergency Braking
	Front Pedestrian Braking
	StabiliTrak, stability control system with Proactive Roll Avoidance and traction control, includes electronic trailer sway control and hill start assist
Safety-Exterior	
	Daytime Running Lamps with automatic exterior lamp control

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Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (Complete)

Safety-Interior

	Airbags, Dual-stage frontal airbags for driver and front outboard passenger; Seat-mounted side-impact airbags for driver and front outboard passenger; Head-curtain airbags for front and rear outboard seating positions; Includes front outboard Passenger Sensing System for frontal outboard passenger airbag (Always use seat belts and child restraints. Children are safer when properly secured in a rear seat in the appropriate child restraint. See the Owner's Manual for more information.)
	OnStar services capable (See onstar.com for details and limitations. Services vary by model. Service plan required.)
	OnStar Basics (OnStar Fleet Basics for Fleet) Drive confidently with core OnStar services including remote commands, built-in voice assistance, real-time traffic and navigation, and Automatic Crash Response to help if you're in need. (Requires (UE1) OnStar. OnStar Basics includes remote commands, Navigation, Voice Assistance, and Automatic Crash Response, for eligible vehicles with compatible software. OnStar Basics is standard for 8 years; OnStar plan, working electrical system, cell reception and GPS signal required. OnStar links to emergency services. Service coverage varies with conditions and location. Service availability, features and functionality vary by device and software version. See onstar.com for details and limitations.)
	HD Rear Vision Camera
	Lane Keep Assist with Lane Departure Warning
	Following Distance Indicator
	Forward Collision Alert
	Rear Seat Reminder (Requires Crew Cab or Double Cab model.)
	Rear Seat Belt Indicator (Requires Crew Cab or Double Cab model.)
	Teen Driver a configurable feature that lets you activate customizable vehicle settings associated with a key fob, to help encourage safe driving behavior. It can limit certain available vehicle features, and it prevents certain safety systems from being turned off. An in-vehicle report card gives you information on driving habits and helps you to continue to coach your new driver
	Buckle to Drive prevents vehicle from being shifted out of Park until driver seat belt is fastened; times out after 20 seconds and encourages seat belt use, can be turned on and off in Settings menu
	Tire Pressure Monitoring System, auto learn includes Tire Fill Alert (does not apply to spare tire)

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Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✓ Complete)

WARRANTY

Warranty Note: <<< Preliminary 2026 Warranty >>>
Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 5
Drivetrain Miles/km: 60,000
Drivetrain Note: Silverado TurboMax^{TM} engines, 3.0L & 6.0L Duramax® Turbo-Diesel engines, and certain commercial, government, and qualified fleet vehicles: 5 years/100,000 miles
Corrosion Years (Rust-Through): 6
Corrosion Years: 3
Corrosion Miles/km (Rust-Through): 100,000
Corrosion Miles/km: 36,000
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000
Roadside Assistance Note: Silverado TurboMax^{TM} engines, 3.0L & 6.0L Duramax® Turbo-Diesel engines, and certain commercial, government, and qualified fleet vehicles: 5 years/100,000 miles
Maintenance Note: First Visit: 12 Months/12,000 Miles

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Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Chevrolet Silverado 1500 (CK10543) 4WD Crew Cab 147" Work Truck (✓ Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Four Wheel Drive	Trans Order Code	MHT
Trans Type	10	Trans Description Cont.	Automatic
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.70
Second Gear Ratio (:1)	2.99	Third Gear Ratio (:1)	2.15
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.28	Reverse Ratio (:1)	4.87
Clutch Size	N/A	Trans Power Take Off	N/A
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	N/A
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	N/A	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	0.69
Tenth Gear Ratio (:1)	0.64		

Mileage

EPA Fuel Economy Est - Hwy	19 (2025) MPG	Cruising Range - City	384.00 mi
EPA Fuel Economy Est - City	16 (2025) MPG	Fuel Economy Est-Combined	17 (2025) MPG
Cruising Range - Hwy	456.00 mi	Estimated Battery Range	N/A

Engine

Engine Order Code	L84	Engine Type	Gas V8
Displacement	5.3L/325	Fuel System	Direct Injection
SAE Net Horsepower @ RPM	355 @ 5600	SAE Net Torque @ RPM	383 @ 4100
Engine Oil Cooler	N/A		

Electrical

Cold Cranking Amps @ 0° F (Primary)	730	Cold Cranking Amps @ 0° F (2nd)	N/A
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	170

Cooling System

Total Cooling System Capacity	N/A

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Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	8.7 (2025)	EPA Greenhouse Gas Score	3 (2025)

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	N/A	Gross Axle Wt Rating - Front	3800 lbs
Gross Axle Wt Rating - Rear	3800 lbs	Curb Weight - Front	2845 lbs
Curb Weight - Rear	1981 lbs	Option Weight - Front	0.00 lbs
Option Weight - Rear	0.00 lbs	Reserve Axle Capacity - Front	955.00 lbs
Reserve Axle Capacity - Rear	1819.00 lbs	As Spec'd Curb Weight	4826.00 lbs
As Spec'd Payload	2274.00 lbs	Maximum Payload Capacity	2274.00 lbs
Gross Combined Wt Rating	15000 lbs	Gross Axle Weight Rating	7600.00 lbs
Curb Weight	4826.00 lbs	Reserve Axle Capacity	2774.00 lbs
Total Option Weight	0.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	7100.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	9300 lbs	Wt Distributing Hitch - Max Tongue Wt.	930 lbs
Fifth Wheel Hitch - Max Trailer Wt.	8600 lbs	Fifth Wheel Hitch - Max Tongue Wt.	2150 lbs
Maximum Trailering Capacity	9400 lbs		

Frame

Frame Type	Box Ladder	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

Suspension

Suspension Type - Front	Independent coil-over-shock	Suspension Type - Rear	Solid Axle
Spring Capacity - Front	N/A	Spring Capacity - Rear	N/A

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Chassis

Suspension

Axle Type - Front	N/A	Axle Type - Rear	N/A
Axle Capacity - Front	N/A	Axle Capacity - Rear	N/A
Axle Ratio (:1) - Front	3.23	Axle Ratio (:1) - Rear	3.23
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	1.30 in	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	QBN	Rear Tire Order Code	QBN
Spare Tire Order Code	QBR	Front Tire Size	255/70R17
Rear Tire Size	255/70R17	Spare Tire Size	255/70R17
Front Tire Capacity	N/A	Rear Tire Capacity	N/A
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	N/A
Revolutions/Mile @ 45 mph - Rear	N/A	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	17 x 8 in	Rear Wheel Size	17 x 8 in
Spare Wheel Size	17 x 8 in	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	Steel

Steering

Steering Type	Electric Rack & Pinion	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	46.3 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	Pwr	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	N/A	Disc - Front (Yes or)	Yes
Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	13 x 1.18 in
Rear Brake Rotor Diam x Thickness	13.6 x 0.79 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

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Chassis

Fuel Tank

Fuel Tank Capacity, Approx	24 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	43.03 in
Front Leg Room	44.53 in	Front Shoulder Room	66.02 in
Front Hip Room	61.18 in	Second Head Room	40.12 in
Second Leg Room	43.4 in	Second Shoulder Room	65.16 in
Second Hip Room	60.24 in		

Exterior Dimensions

Wheelbase	147.4 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	231.88 in
Width, Max w/o mirrors	81.24 in	Height, Overall	75.51 in
Overhang, Front	N/A	Overhang, Rear w/o bumper	N/A
Front Bumper to Back of Cab	N/A	Cab to Axle	N/A
Cab to End of Frame	N/A	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	N/A
Ground Clearance, Front	8.08 in	Ground Clearance, Rear	8.08 in
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Length @ Floor	69.92 in	Cargo Box Width @ Top, Rear	N/A
Cargo Box Width @ Floor	71.4 in	Cargo Box Width @ Wheelhousings	50.63 in
Cargo Box (Area) Height	22.4 in	Tailgate Width	N/A
Cargo Volume	62.9 ft^3	Ext'd Cab Cargo Volume	N/A

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Contract Number:	25100000-23-STC
Quote ID:	65682
Agency:	HOWEY-IN-THE-HILLS, TOWN OF
Date:	8/20/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2025 FORD F-150 SUPER CREW CAB PICKUP 4WD 145" WB XL 5.5' BED, please review carefully and contact us with any errors or changes.

MSRP:	$53,775.00
Base Price:	$47,293.00
Factory Options:	$0.00
Aftermarket Options:	$860.00
Purchase Total:	$48,153.00

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234		WWW.ALANJAY.COM	Quote 65682-2
Corporate Office	2003 U.S. 27 South Sebring, FL 33870	MOBILE 863-273-1105 FAX 863-402-4221		Mailing Address	P.O. BOX 9200 Sebring, FL 33871-9200

ORIGINAL QUOTE DATE 8/19/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE 8/20/2025

REQUESTING AGENCY **HOWEY-IN-THE-HILLS, TOWN OF**

CONTACT PERSON **MORGAN CATES** EMAIL MCATES@HOWEY.ORG

PHONE **352-324-2290** MOBILE FAX

Florida State Term Contract No. 25100000-23-STC **Motor Vehicles** **www.myfloridamarketplace.com**

CUSTOMER ID

MODEL W1L 101A SPECIFICATION # 7-Sub-Group B: Full-Size Line 14

2025 FORD F-150 SUPER CREW CAB PICKUP 4WD 145" WB XL 5.5' BED | BED LENGTH 5.5' Bed | BASE PRICE $47,293.00

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase ord*

FACTORY OPTIONS	DESCRIPTION	COST
YZ	Oxford White	$0.00
AS	Black w/Medium Dark Slate, Vinyl 40/20/40 Front Seat	$0.00
995	Engine: 5.0L V8	$0.00
44G	Transmission: Electronic 10-Speed Automatic	$0.00
101A	OPTIONS Equipment Group 101A Standard	$0.00
18B	Black Platform Running Boards	$0.00
53T	Tow/Haul Package	$0.00
64C	Wheels: 17" Silver Steel	$0.00
67T	Integrated Trailer Brake Controller	$0.00
XL6	Electronic Locking w/3.73 Axle Ratio	$0.00
___	Tires: 265/70R17 BSW A/T	$0.00
___	GVWR: 7,100 lbs Payload Package	$0.00
	FACTORY OPTIONS	**$0.00**

CONTRACT OPTIONS	DESCRIPTION	
TEMP-TAG	Temporary tag	$0.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
FS MP3-4-AW	(4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mounted to rear of vehicle (AMBER/WHITE).	$860.00
	CONTRACT OPTIONS	**$860.00**

TRADE IN

TOTAL COST **$48,153.00**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY 1** **$48,153.00**

Estimated Annual payments for 60 months paid in advance: $11,071.37

Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Motor Vehicles (25100000-23-STC)
Price Quote Form (PQF)
(STATE AGENCIES MUST ALSO SUBMIT FORM MP6301)
Updated 7/10/2023

Awarded Contractor Information

Contractor Name:	Alan Jay				
Street Address:	2003 U.S. 27 South				
City, State, Zip:	Sebring, FL 33870				
Contact Person:	ASHLEE WILSON	**Title:**	GOVERNMENT ACCOUNT MANAGER		
Original Quote Date:	8/19/2025	**Revised Quote Date:**	8/20/2025	**Est. Delivery:**	
Phone #'s: **Primary:**	863-402-4234		**Secondary:**		
Email Address:	Ashlee.Wilson@AlanJay.com				
Fax #:					
Vendor Quote #:	65682				

Requesting Customer Information

Agency/Eligible User Name:	HOWEY-IN-THE-HILLS, TOWN OF				
Contact Person:	MORGAN CATES	**Title:**			
Phone #'s: **Primary:**	352-324-2290		**Secondary:**		
Email Address:	MCATES@HOWEY.ORG				
Fax #:					

Secondary Contact for Customer (Optional)

Contact Person:		**Title:**			
Phone #'s: **Primary:**			**Secondary:**		
Email Address:					
Fax #:					

INFORMATION IN THIS SECTION MUST MATCH THE INFORMATION ON THE AWARDED COST SHEET.

UNSPSC Commodity Code*	Group	Sub-Group	Line Number
25101507	LIGHT TRUCKS OR SPORT UTILITY VEHICLES	Sub-Group B: Full-Size Pickup Trucks	14

Brand	Model	Cost Plus % (#.##%)
FORD	W1L 101A	3.00%

MOTOR VEHICLE

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Motor Vehicle Description	Cost (per unit)	Cost Plus %	Total Customer Price
2025 FORD F-150 SUPER CREW CAB PICKUP 4WD 145" WB XL 5.5' BED	$47,293.00	3.00%	$ 48,711.79

Non-standard accessories, components, equipment, features, parts, etc. that are attached to or provided with the vehicle when it is shipped from the Manufacturer:

TOTAL COST: Motor Vehicle (per unit)	**$ 48,711.79**

OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
YZ Oxford White			$ -	1	$ -
AS Black w/Medium Dark Slate, Vinyl 40/20/40 Front Seat			$ -	1	$ -
995 Engine: 5.0L V8			$ -	1	$ -
44G Transmission: Electronic 10-Speed Automatic			$ -	1	$ -
101A OPTIONS Equipment Group 101A Standard			$ -	1	$ -
18B Black Platform Running Boards			$ -	1	$ -
53T Tow/Haul Package			$ -	1	$ -
64C Wheels: 17" Silver Steel			$ -	1	$ -
67T Integrated Trailer Brake Controller			$ -	1	$ -
XL6 Electronic Locking w/3.73 Axle Ratio			$ -	1	$ -
___ Tires: 265/70R17 BSW A/T			$ -	1	$ -
___ GVWR: 7,100 lbs Payload Package			$ -	1	$ -
DISCOUNT			$ -	1	$ -
TOTAL COST: OEM Options (per Motor Vehicle)					**$ -**

NON-OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Non-OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
TEMP-TAG Temporary tag			$ -	1	$ -
EWD EXTENDED WARRANTY DECLINED			$ -	1	$ -
FS MP3-4-AW (4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mou			$ 860.00	1	$ 860.00

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (✔ Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box — MSRP:$47,980.00

Interior:Black w/Medium Dark Slate, Vinyl 40/20/40 Front Seat

Exterior 1:Oxford White

Exterior 2:No color has been selected.

Engine: 5.0L V8

Transmission: Electronic 10-Speed Automatic

OPTIONS

CODE	MODEL		MSRP
W1L	[Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box		$47,980.00
	OPTIONS		
101A	Equipment Group 101A Standard		$0.00
18B	Black Platform Running Boards		$250.00
44G	Transmission: Electronic 10-Speed Automatic		$0.00
53T	Tow/Haul Package		$1,010.00
64C	Wheels: 17" Silver Steel		$0.00
67T	Integrated Trailer Brake Controller	Inc.	

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

995	Engine: 5.0L V8		$2,340.00
AS	Black w/Medium Dark Slate, Vinyl 40/20/40 Front Seat		$0.00
XL6	Electronic Locking w/3.73 Axle Ratio		$0.00
YZ	Oxford White		$0.00
___	Tires: 265/70R17 BSW A/T		$0.00
___	GVWR: 7,100 lbs Payload Package	Inc.	
	SUBTOTAL		**$51,580.00**
	Adjustments Total		$0.00
	Destination Charge		$2,195.00
	TOTAL PRICE		**$53,775.00**

FUEL ECONOMY

Est City:17 (2024) MPG

Est Highway:22 (2024) MPG

Est Highway Cruising Range:792.00 mi

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (✔ Complete)

Standard Equipment

Mechanical	
	Engine: 2.7L V6 EcoBoost -inc: auto start-stop technology (STD)
	Transmission: Electronic 10-Speed Automatic -inc: SelectShift w/progressive range select and selectable drive modes: normal, ECO, sport, tow/haul, slippery, deep snow/sand and mud/rut (STD)
	3.55 Axle Ratio (STD)
	50 State Emissions System
	Electronic Transfer Case
	Part-Time Four-Wheel Drive
	200 Amp Alternator
	70-Amp/Hr 760CCA Maintenance-Free Battery w/Run Down Protection
	Class IV Towing Equipment -inc: Hitch and Trailer Sway Control
	Trailer Wiring Harness
	1650# Maximum Payload
	GVWR: 6,650 lbs Payload Package
	HD Gas-Pressurized Shock Absorbers
	Front Anti-Roll Bar
	Electric Power-Assist Steering
	Single Stainless Steel Exhaust
	36 Gal. Fuel Tank
	Auto Locking Hubs
	Double Wishbone Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Leaf Springs
	4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist, Hill Hold Control and Electric Parking Brake
Exterior	
	Wheels: 17" Silver Steel (STD)
	Tires: 265/70R17 BSW A/T (STD)
	Regular Box Style
	Steel Spare Wheel
	Full-Size Spare Tire Stored Underbody w/Crankdown
	Black Rear Step Bumper

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Exterior	
	Black Front Bumper w/Black Rub Strip/Fascia Accent and 2 Tow Hooks
	Black Side Windows Trim
	Black Door Handles
	Black Power Heated Side Mirrors w/Manual Folding
	Fixed Rear Window
	Light Tinted Glass
	Variable Intermittent Wipers
	Aluminum Panels
	Black Grille
	Tailgate Rear Cargo Access
	Tailgate/Rear Door Lock Included w/Power Door Locks
	Integrated Storage
	Ford Co-Pilot360 - Autolamp Auto On/Off Reflector Led Low/High Beam Auto High-Beam Daytime Running Lights Preference Setting Headlamps w/Delay-Off
	Cargo Lamp w/High Mount Stop Light
	Perimeter/Approach Lights
	Headlights-Automatic Highbeams
Entertainment	
	Radio w/Seek-Scan, Clock, Speed Compensated Volume Control, Steering Wheel Controls, Radio Data System and External Memory Control
	Radio: AM/FM Stereo w/SiriusXM 360L -inc: 6 speakers and auxiliary audio input jack, Note: includes a three (3) -month prepaid subscription, Service is not available in Alaska and Hawaii, Note: all SiriusXM services require a subscription, sold separately by SiriusXM after the trial period, Your SiriusXM service will automatically stop at the end of your trial unless you decide to subscribe, If you decide to continue service, the subscription plan chosen will automatically renew and be charged according to your chosen payment method at the then-current rates, Fees and taxes apply, See the SiriusXM customer agreement & privacy policy at http://www.siriusxm.com/ www.siriusxm.com for full terms and how to cancel, which includes online methods or calling 1-866-635-2349, Available in the 48 contiguous United States, D.C, and Puerto Rico (w/coverage limits and capable receiver), Visit http://www.siriusxm.com/FAQS for most current service area information, Availability of some services and features is subject to device capabilities and location restrictions, All fees, content and features are subject to change, SiriusXM, Pandora and all related logos are trademarks of Sirius XM Radio Inc, and its respective subsidiaries
	Fixed Antenna
Interior	
	Cloth 40/20/40 Front Seat -inc: 2-way manual driver/passenger and armrest
	Driver Seat

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Interior	
	Passenger Seat
	60-40 Folding Split-Bench Front Facing Fold-Up Cushion Rear Seat
	Manual Tilt/Telescoping Steering Column
	Gauges -inc: Speedometer, Odometer, Voltmeter, Oil Pressure, Engine Coolant Temp, Tachometer, Transmission Fluid Temp, Trip Odometer and Trip Computer
	Power Rear Windows
	FordPass Connect 5G Mobile Hotspot Internet Access
	Front Cupholder
	Rear Cupholder
	Compass
	Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
	Cruise Control w/Steering Wheel Controls
	Manual Air Conditioning
	HVAC -inc: Underseat Ducts
	Locking Glove Box
	Interior Trim -inc: Cabback Insulator and Chrome Interior Accents
	Full Cloth Headliner
	Urethane Gear Shifter Material
	Day-Night Rearview Mirror
	Passenger Visor Vanity Mirror
	Mini Overhead Console w/Storage
	Front Map Lights
	Fade-To-Off Interior Lighting
	Full Vinyl/Rubber Floor Covering
	Cab Mounted Cargo Lights
	Smart Device Remote Engine Start
	SYNC 4 w/Enhanced Voice Recognition -inc: 12" LCD capacitive touchscreen w/swipe capability, wireless phone connection, cloud connected, AppLink w/App catalog, 911 Assist, Apple CarPlay and Android Auto compatibility, digital owners manual and conversational voice command recognition
	Instrument Panel Bin, Dashboard Storage, Interior Concealed Storage, Driver / Passenger And Rear Door Bins
	Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down
	Delayed Accessory Power

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Data Version: 26254. Data Updated: Aug 18, 2025 6:51:00 PM PDT.

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Interior	
	Power Door Locks w/Autolock Feature
	Redundant Digital Speedometer
	Trip Computer
	Outside Temp Gauge
	Digital/Analog Appearance
	Seats w/Cloth Back Material
	Manual Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints
	Perimeter Alarm
	Securilock Anti-Theft Ignition (pats) Immobilizer
	Air Filtration
Safety-Mechanical	
	AdvanceTrac w/Roll Stability Control Electronic Stability Control (ESC) And Roll Stability Control (RSC)
	ABS And Driveline Traction Control
Safety-Exterior	
	Side Impact Beams
Safety-Interior	
	Dual Stage Driver And Passenger Seat-Mounted Side Airbags
	Rear Parking Sensors
	BLIS (Blind Spot Information System) Blind Spot
	PCA with AEB and Intersection Assist
	Cross-Traffic Alert with Reverse Brake Assist
	Lane Keeping Alert Lane Keeping Assist
	Lane Keeping Alert Lane Departure Warning
	Collision Mitigation-Front
	Driver Monitoring-Alert
	Evasion Assist
	Tire Specific Low Tire Pressure Warning
	Dual Stage Driver And Passenger Front Airbags
	Airbag Occupancy Sensor
	Safety Canopy System Curtain 1st And 2nd Row Airbags
	Outboard Front Lap And Shoulder Safety Belts -inc: Rear Center 3 Point, Height Adjusters and Pretensioners

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Safety-Interior

Rear Child Safety Locks

Ford Co-Pilot360 - Reverse Camera Back-Up Camera

WARRANTY

Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 5
Drivetrain Miles/km: 60,000
Corrosion Years: 5
Corrosion Miles/km: Unlimited
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Four Wheel Drive	Trans Order Code	44G
Trans Type	10	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.70
Second Gear Ratio (:1)	2.98	Third Gear Ratio (:1)	2.15
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.27	Reverse Ratio (:1)	4.87
Clutch Size	N/A	Trans Power Take Off	N/A
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	Electronic
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	No	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	N/A
Tenth Gear Ratio (:1)	N/A		

Mileage

EPA Fuel Economy Est - Hwy	22 (2024) MPG	Cruising Range - City	612.00 mi
EPA Fuel Economy Est - City	17 (2024) MPG	Fuel Economy Est-Combined	19 (2024) MPG
Cruising Range - Hwy	792.00 mi	Estimated Battery Range	N/A

Engine

Engine Order Code	995	Engine Type	Regular Unleaded V-8
Displacement	5.0 L/302	Fuel System	Port/Direct Injection
SAE Net Horsepower @ RPM	400 @ 6000	SAE Net Torque @ RPM	410 @ 4250
Engine Oil Cooler	None		

Electrical

Cold Cranking Amps @ 0° F (Primary)	610	Cold Cranking Amps @ 0° F (2nd)	610
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	200

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Powertrain

Cooling System

Total Cooling System Capacity	N/A

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	9.3 (2024)	EPA Greenhouse Gas Score	N/A

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	5020 lbs	Gross Axle Wt Rating - Front	3750 lbs
Gross Axle Wt Rating - Rear	4150 lbs	Curb Weight - Front	2930 lbs
Curb Weight - Rear	2011 lbs	Option Weight - Front	57.00 lbs
Option Weight - Rear	22.00 lbs	Reserve Axle Capacity - Front	763.00 lbs
Reserve Axle Capacity - Rear	2117.00 lbs	As Spec'd Curb Weight	5020.00 lbs
As Spec'd Payload	2080.00 lbs	Maximum Payload Capacity	2159.00 lbs
Gross Combined Wt Rating	18400 lbs	Gross Axle Weight Rating	7900.00 lbs
Curb Weight	4941.00 lbs	Reserve Axle Capacity	2880.00 lbs
Total Option Weight	79.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	7100.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	12900 lbs	Wt Distributing Hitch - Max Tongue Wt.	1290 lbs
Fifth Wheel Hitch - Max Trailer Wt.	10300 lbs	Fifth Wheel Hitch - Max Tongue Wt.	2575 lbs
Maximum Trailering Capacity	12900 lbs		

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Chassis

Suspension

Suspension Type - Front	Double Wishbone	Suspension Type - Rear	Leaf
Spring Capacity - Front	3750 lbs	Spring Capacity - Rear	4150 lbs
Axle Type - Front	Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	4050 lbs	Axle Capacity - Rear	4800 lbs
Axle Ratio (:1) - Front	3.73	Axle Ratio (:1) - Rear	3.73
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	N/A	Rear Tire Order Code	N/A
Spare Tire Order Code	N/A	Front Tire Size	P265/70SR17
Rear Tire Size	P265/70SR17	Spare Tire Size	Full-Size
Front Tire Capacity	4050 lbs	Rear Tire Capacity	4150 lbs
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	N/A
Revolutions/Mile @ 45 mph - Rear	N/A	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	17 X 7.5 in	Rear Wheel Size	17 X 7.5 in
Spare Wheel Size	Full-Size in	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	Steel

Steering

Steering Type	Rack-Pinion	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	47.8 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes
Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	13.8 in
Rear Brake Rotor Diam x Thickness	13.2 in	Drum - Rear (Yes or)	N/A

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Vehicle: [Fleet] 2025 Ford F-150 (W1L) XL 4WD SuperCrew 5.5' Box (Complete)

Chassis

Brakes

Rear Drum Diam x Width	N/A

Fuel Tank

Fuel Tank Capacity, Approx	36 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	40.8 in
Front Leg Room	43.9 in	Front Shoulder Room	66.7 in
Front Hip Room	62.5 in	Second Head Room	40.4 in
Second Leg Room	43.6 in	Second Shoulder Room	66 in
Second Hip Room	62.6 in		

Exterior Dimensions

Wheelbase	145 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	231.7 in
Width, Max w/o mirrors	79.9 in	Height, Overall	77.2 in
Overhang, Front	37.6 in	Overhang, Rear w/o bumper	N/A
Front Bumper to Back of Cab	N/A	Cab to Axle	N/A
Cab to End of Frame	N/A	Ground to Top of Load Floor	34.9 in
Ground to Top of Frame	N/A	Frame Width, Rear	N/A
Ground Clearance, Front	9.4 in	Ground Clearance, Rear	9.4 in
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Length @ Floor	66 in	Cargo Box Width @ Top, Rear	65.2 in
Cargo Box Width @ Floor	65.2 in	Cargo Box Width @ Wheelhousings	50.6 in
Cargo Box (Area) Height	21.4 in	Tailgate Width	60.3 in
Cargo Volume	52.8 ft^3	Ext'd Cab Cargo Volume	N/A

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Contract Number:	25100000-23-STC
Quote ID:	65710
Agency:	HOWEY-IN-THE-HILLS, TOWN OF
Date:	8/20/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 RAM 1500 CREW CAB PICKUP 4WD TRADESMAN 5.5' BED, please review carefully and contact us with any errors or changes.

MSRP:	$53,005.00
Base Price:	$43,921.00
Factory Options:	$1,317.63
Aftermarket Options:	$860.00
Purchase Total:	$46,098.63

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

Quote

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234	WWW.ALANJAY.COM		65710-1
Corporate Office	2003 U.S. 27 South	MOBILE 863-273-1105	Mailing Address	P.O. BOX 9200	
	Sebring, FL 33870	FAX 863-402-4221		Sebring, FL 33871-9200	

ORIGINAL QUOTE DATE 8/20/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE 8/20/2025

REQUESTING AGENCY **HOWEY-IN-THE-HILLS, TOWN OF**

CONTACT PERSON **MORGAN CATES** EMAIL MCATES@HOWEY.ORG

PHONE **352-324-2290** MOBILE FAX

Florida State Term Contract No. 25100000-23-STC **Motor Vehicles** **www.myfloridamarketplace.com**

CUSTOMER ID

MODEL DT6L98 23A SPECIFICATION # 7-Sub-Group B: Full-Size Line 22

2026 RAM 1500 CREW CAB PICKUP 4WD TRADESMAN 5.5' BED BED LENGTH 5.5' Bed BASE PRICE $43,921.00

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase ord*

FACTORY OPTIONS	DESCRIPTION	COST
PW7	Bright White Clearcoat	$0.00
TXX8	Diesel Gray/Black, Heavy Duty Vinyl 40/20/40 Split Bench Seat	$0.00
EZL	Engine: 5.7L V8 HEMI MDS VVT eTorque	$0.00
DFR	Transmission: 8-Speed Automatic (8HP75)	$0.00
27A	OPTIONS Quick Order Package 27A Tradesman	$0.00
DMC	3.21 Rear Axle Ratio	$0.00
DSA	Anti-Spin Differential Rear Axle	$0.00
NFF	33 Gallon Fuel Tank	$0.00
TUM	Tires: 275/65R18 BSW All Season LRR	$0.00
WBF	Wheels: 18" x 7.5" Steel Painted	$0.00
XHC	Trailer Brake Control	$0.00
Z6D	GVWR: 7,100 lbs	$0.00
DMU	Dealer Markup	$1,317.63
DISCOUNT	[Base Price] - [Government Discount] + [Draft] = [Vehicle Cost] $50,921.00 - $7,000.00 + $0.00 = $43,921.00	$0.00
	FACTORY OPTIONS	**$1,317.63**

CONTRACT OPTIONS	DESCRIPTION	
EWD	EXTENDED WARRANTY DECLINED	$0.00
TEMP-TAG	Temporary tag	$0.00
FS MP3-4-AW	(4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mounted to rear of vehicle (AMBER/WHITE).	$860.00
	CONTRACT OPTIONS	**$860.00**

TRADE IN **TOTAL COST** **$46,098.63**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY 1** **$46,098.63**

Estimated Annual payments for 60 months paid in advance: $10,599.03

Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Motor Vehicles (25100000-23-STC)
Price Quote Form (PQF)
(STATE AGENCIES MUST ALSO SUBMIT FORM MP6301)
Updated 7/10/2023

Awarded Contractor Information

Contractor Name:	Alan Jay				
Street Address:	2003 U.S. 27 South				
City, State, Zip:	Sebring, FL 33870				
Contact Person:	ASHLEE WILSON	**Title:**	GOVERNMENT ACCOUNT MANAGER		
Original Quote Date:	8/20/2025	**Revised Quote Date:**	8/20/2025	**Est. Delivery:**	
Phone #'s: **Primary:**	863-402-4234		**Secondary:**		
Email Address:	Ashlee.Wilson@AlanJay.com				
Fax #:					
Vendor Quote #:	65710				

Requesting Customer Information

Agency/Eligible User Name:	HOWEY-IN-THE-HILLS, TOWN OF				
Contact Person:	MORGAN CATES	**Title:**			
Phone #'s: **Primary:**	352-324-2290		**Secondary:**		
Email Address:	MCATES@HOWEY.ORG				
Fax #:					

Secondary Contact for Customer (Optional)

Contact Person:		**Title:**			
Phone #'s: **Primary:**			**Secondary:**		
Email Address:					
Fax #:					

INFORMATION IN THIS SECTION MUST MATCH THE INFORMATION ON THE AWARDED COST SHEET.

UNSPSC Commodity Code*	Group	Sub-Group	Line Number
25101507	LIGHT TRUCKS OR SPORT UTILITY VEHICLES	Sub-Group B: Full-Size Pickup Trucks	22

Brand	Model	Cost Plus % (#.##%)
RAM	DT6L98 23A	3.00%

MOTOR VEHICLE

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Motor Vehicle Description	Cost (per unit)	Cost Plus %	Total Customer Price
2026 RAM 1500 CREW CAB PICKUP 4WD TRADESMAN 5.5' BED	$43,921.00	3.00%	$ 45,238.63

Non-standard accessories, components, equipment, features, parts, etc. that are attached to or provided with the vehicle when it is shipped from the Manufacturer:

TOTAL COST: Motor Vehicle (per unit)	**$ 45,238.63**

OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
PW7 Bright White Clearcoat			$ -	1	$ -
TXX8 Diesel Gray/Black, Heavy Duty Vinyl 40/20/40 Split Bench Seat			$ -	1	$ -
EZL Engine: 5.7L V8 HEMI MDS VVT eTorque			$ -	1	$ -
DFR Transmission: 8-Speed Automatic (8HP75)			$ -	1	$ -
27A OPTIONS Quick Order Package 27A Tradesman			$ -	1	$ -
DMC 3.21 Rear Axle Ratio			$ -	1	$ -
DSA Anti-Spin Differential Rear Axle			$ -	1	$ -
NFF 33 Gallon Fuel Tank			$ -	1	$ -
TUM Tires: 275/65R18 BSW All Season LRR			$ -	1	$ -
WBF Wheels: 18" x 7.5" Steel Painted			$ -	1	$ -
XHC Trailer Brake Control			$ -	1	$ -
Z6D GVWR: 7,100 lbs			$ -	1	$ -
DISCOUNT [Base Price] - [Government Discount] + [Draft] = [Vehicle Cost] $50,921.00 - $7,000.00 + $0.00 = $43,921.00			$ -	1	$ -

NON-OEM OPTIONS

COST PLUS % MUST BE EQUAL TO OR LESS THAN THE COST PLUS % SHOWN ON THE AWARDED COST SHEET.

Non-OEM Option Description	Manufacturer/Brand	Cost (per unit)	Customer Price (per unit)	Quantity (per Motor Vehicle)	Total Customer Price
EWD EXTENDED WARRANTY DECLINED			$ -	1	$ -
TEMP-TAG Temporary tag			$ -	1	$ -
FS MP3-4-AW (4) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille and (2) mou			$ 860.00	1	$ 860.00

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box — MSRP:$47,125.00

Interior:Diesel Gray/Black, Heavy Duty Vinyl 40/20/40 Split Bench Seat

Exterior 1:Bright White Clearcoat

Exterior 2:No color has been selected.

Engine: 5.7L V8 HEMI MDS VVT eTorque

Transmission: 8-Speed Automatic (8HP75)

OPTIONS

CODE	MODEL		MSRP
DT6L98	[Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box		$47,125.00
	OPTIONS		
27A	Quick Order Package 27A Tradesman		$0.00
DFR	Transmission: 8-Speed Automatic (8HP75)		$0.00
DMC	3.21 Rear Axle Ratio		$0.00
DSA	Anti-Spin Differential Rear Axle		$495.00
EZL	Engine: 5.7L V8 HEMI MDS VVT eTorque		$2,895.00
NFF	33 Gallon Fuel Tank	Inc.	

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Data Version: 26265. Data Updated: Aug 19, 2025 7:05:00 PM PDT.

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

PW7	Bright White Clearcoat		$0.00
TUM	Tires: 275/65R18 BSW All Season LRR		$0.00
TXX8	Diesel Gray/Black, Heavy Duty Vinyl 40/20/40 Split Bench Seat		$0.00
WBF	Wheels: 18" x 7.5" Steel Painted		$0.00
XHC	Trailer Brake Control		$295.00
Z6D	GVWR: 7,100 lbs	Inc.	
	SUBTOTAL		**$50,810.00**
	Adjustments Total		$0.00
	Destination Charge		$2,195.00
	TOTAL PRICE		**$53,005.00**

FUEL ECONOMY

Est City:N/A

Est Highway:N/A

Est Highway Cruising Range:N/A

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Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Standard Equipment

Mechanical	
	Engine: 3.6L V6 24V VVT eTorque UPG I (STD)
	Transmission: 8-Speed Automatic (850RE) (STD)
	3.21 Rear Axle Ratio (STD)
	GVWR: 6,900 lbs (STD)
	50 State Emissions
	Engine Auto Stop-Start Feature
	Transmission w/Driver Selectable Mode
	Electronic Transfer Case
	Part-Time Four-Wheel Drive
	Engine Oil Cooler
	730CCA Maintenance-Free Battery
	48V Belt Starter Generator
	Class IV Towing Equipment -inc: Hitch and Trailer Sway Control
	Trailer Wiring Harness
	1780# Maximum Payload
	HD Gas-Pressurized Shock Absorbers
	Front And Rear Anti-Roll Bars
	Electric Power-Assist Steering
	26 Gal. Fuel Tank
	Single Stainless Steel Exhaust
	Auto Locking Hubs
	Short And Long Arm Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Coil Springs
	Regenerative 4-Wheel Disc Brakes w/4-Wheel ABS, Front Vented Discs, Brake Assist, Hill Hold Control and Electric Parking Brake
	Lithium Ion (li-Ion) Traction Battery 0.43 kWh Capacity
Exterior	
	Wheels: 18" x 7.5" Steel Painted (STD)
	Tires: 275/65R18 BSW All Season LRR (STD)

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Exterior	
	Regular Box Style
	Wheels w/Hub Covers
	Steel Spare Wheel
	Full-Size Spare Tire Stored Underbody w/Crankdown
	Black Front Bumper w/Black Rub Strip/Fascia Accent
	Black Rear Step Bumper
	Black Side Windows Trim
	Black Door Handles
	Power Side Mirrors w/Convex Spotter
	Black Exterior Mirrors
	Manual Folding Exterior Mirrors
	Exterior Mirrors w/Heating Element
	Fixed Rear Window
	Deep Tinted Glass
	Variable Intermittent Wipers
	Galvanized Steel/Aluminum Panels
	Black Grille
	Tailgate Rear Cargo Access
	Tailgate/Rear Door Lock Included w/Power Door Locks
	Auto On/Off Reflector Led Low/High Beam Auto High-Beam Daytime Running Lights Preference Setting Headlamps w/Delay-Off
	Cargo Lamp w/High Mount Stop Light
	Perimeter/Approach Lights
	Headlights-Automatic Highbeams
	Laminated Glass
	USB Host Flip
Entertainment	
	Radio w/Seek-Scan, Clock, Speed Compensated Volume Control, Aux Audio Input Jack, Voice Activation, Radio Data System and External Memory Control
	Radio: Uconnect 5 W w/8.4" Display
	6 Speakers

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Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Entertainment	
	Streaming Audio
	Fixed Antenna
	GPS Antenna Input
	Integrated Center Stack Radio
	2 LCD Monitors In The Front
Interior	
	Driver Seat
	Manual Adjust 4-Way Driver Seat
	Passenger Seat
	Manual Adjust 4-Way Front Passenger Seat
	Front Facing Fold-Up Cushion Vinyl Rear Seat
	Manual Tilt/Telescoping Steering Column
	Gauges -inc: Speedometer, Odometer, Voltmeter, Oil Pressure, Engine Coolant Temp, Tachometer, Oil Temperature, Transmission Fluid Temp, Engine Hour Meter and Trip Odometer
	Power Rear Windows
	Voice Recorder
	Rear Folding Seat
	Illuminated Front Cupholder
	Rear Cupholder
	1 12V DC Power Outlet
	Compass
	Proximity Key For Push Button Start Only
	Valet Function
	Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
	Cruise Control w/Steering Wheel Controls
	Adaptive Cruise Control
	Manual Air Conditioning
	HVAC -inc: Underseat Ducts and Console Ducts
	Locking Glove Box
	Driver Foot Rest

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Interior	
	Full Cloth Headliner
	Interior Trim -inc: Deluxe Sound Insulation, Metal-Look Instrument Panel Insert and Chrome/Metal-Look Interior Accents
	Urethane Gear Shifter Material
	Heavy Duty Vinyl 40/20/40 Split Bench Seat
	Day-Night Rearview Mirror
	Passenger Visor Vanity Mirror
	Mini Overhead Console w/Storage and 1 12V DC Power Outlet
	Front Map Lights
	Fade-To-Off Interior Lighting
	Full Carpet Floor Covering
	Cab Mounted Cargo Lights
	FOB Controls -inc: Keyfob Remote Start
	Smart Device Remote Engine Start
	Global Telematics Box Module (TBM)
	Google Android Auto
	Apple CarPlay
	4G LTE Wi-Fi Hot Spot
	Integrated Voice Command w/Bluetooth
	For Details Visit DriveUconnect.com
	Supplier Part Tracking (J-1)
	Connectivity - US/Canada
	Instrument Panel Covered Bin, Dashboard Storage, Interior Concealed Storage, Driver / Passenger And Rear Door Bins
	Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down
	Delayed Accessory Power
	Power Door Locks w/Autolock Feature
	Driver Information Center
	Outside Temp Gauge
	Analog Appearance
	Seats w/Vinyl Back Material

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Interior	
	Front Center Armrest
	Manual Adjustable Rear Head Restraints
	4 Way Front Headrests
	Sentry Key Immobilizer
	Air Filtration
Safety-Mechanical	
	Electronic Stability Control (ESC) And Roll Stability Control (RSC)
	ABS And Driveline Traction Control
Safety-Exterior	
	Side Impact Beams
Safety-Interior	
	Dual Stage Driver And Passenger Seat-Mounted Side Airbags
	ParkSense Front And Rear Parking Sensors
	Blind Spot Detection Blind Spot
	Forward Collision Warning-Plus
	Cross Path Detection
	Collision Mitigation-Front
	Active Lane Management System Lane Keeping Assist
	Active Lane Management System Lane Departure Warning
	Tire Specific Low Tire Pressure Warning
	Dual Stage Driver And Passenger Front Airbags
	Curtain 1st And 2nd Row Airbags
	Airbag Occupancy Sensor
	Rear Child Safety Locks
	Outboard Front Lap And Shoulder Safety Belts -inc: Rear Center 3 Point, Height Adjusters and Pretensioners
	ParkView Back-Up Camera

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

WARRANTY

Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 10
Drivetrain Miles/km: 100,000
Corrosion Years: 5
Corrosion Miles/km: Unlimited
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Four Wheel Drive	Trans Order Code	DFR
Trans Type	8	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.71
Second Gear Ratio (:1)	3.14	Third Gear Ratio (:1)	2.11
Fourth Gear Ratio (:1)	1.67	Fifth Gear Ratio (:1)	1.28
Sixth Gear Ratio (:1)	1.00	Reverse Ratio (:1)	3.29
Clutch Size	N/A	Trans Power Take Off	N/A
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	Electronic
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	No	Seventh Gear Ratio (:1)	0.84
Eighth Gear Ratio (:1)	0.67		

Mileage

EPA Fuel Economy Est - Hwy	N/A	Cruising Range - City	N/A
EPA Fuel Economy Est - City	N/A	Fuel Economy Est-Combined	N/A
Cruising Range - Hwy	N/A	Estimated Battery Range	N/A

Engine

Engine Order Code	EZL	Engine Type	Regular Unleaded V-8
Displacement	5.7 L/345	Fuel System	Sequential MPI
SAE Net Horsepower @ RPM	395 @ 5600	SAE Net Torque @ RPM	410 @ 3950
Engine Oil Cooler	Regular Duty		

Electrical

Cold Cranking Amps @ 0° F (Primary)	730	Cold Cranking Amps @ 0° F (2nd)	730
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	N/A

Cooling System

Total Cooling System Capacity	N/A

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Powertrain

Cooling System

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	N/A	EPA Greenhouse Gas Score	4.0 (Est)

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	5121 lbs	Gross Axle Wt Rating - Front	3900 lbs
Gross Axle Wt Rating - Rear	4100 lbs	Curb Weight - Front	2933 lbs
Curb Weight - Rear	2187 lbs	Option Weight - Front	0.00 lbs
Option Weight - Rear	0.00 lbs	Reserve Axle Capacity - Front	967.00 lbs
Reserve Axle Capacity - Rear	1913.00 lbs	As Spec'd Curb Weight	5120.00 lbs
As Spec'd Payload	1980.00 lbs	Maximum Payload Capacity	1980.00 lbs
Gross Combined Wt Rating	11900 lbs	Gross Axle Weight Rating	8000.00 lbs
Curb Weight	5120.00 lbs	Reserve Axle Capacity	2880.00 lbs
Total Option Weight	0.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	7100.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	6410 lbs	Wt Distributing Hitch - Max Tongue Wt.	641 lbs
Fifth Wheel Hitch - Max Trailer Wt.	N/A	Fifth Wheel Hitch - Max Tongue Wt.	N/A
Maximum Trailering Capacity	6410 lbs		

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (Complete)

Chassis

Suspension

Suspension Type - Front	Short And Long Arm	Suspension Type - Rear	Multi-Link
Spring Capacity - Front	N/A	Spring Capacity - Rear	N/A
Axle Type - Front	Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	N/A	Axle Capacity - Rear	N/A
Axle Ratio (:1) - Front	3.21	Axle Ratio (:1) - Rear	3.21
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	TUM	Rear Tire Order Code	TUM
Spare Tire Order Code	N/A	Front Tire Size	P275/65TR18
Rear Tire Size	P275/65TR18	Spare Tire Size	Full-Size
Front Tire Capacity	N/A	Rear Tire Capacity	N/A
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	N/A
Revolutions/Mile @ 45 mph - Rear	N/A	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	18 X 7.5 in	Rear Wheel Size	18 X 7.5 in
Spare Wheel Size	Full-Size in	Front Wheel Material	Styled Steel
Rear Wheel Material	Styled Steel	Spare Wheel Material	Aluminum

Steering

Steering Type	Rack-Pinion	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	46.2 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes
Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	14.9 in

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Chassis

Brakes

Rear Brake Rotor Diam x Thickness	14.8 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

Fuel Tank

Fuel Tank Capacity, Approx	33 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	40.9 in
Front Leg Room	40.9 in	Front Shoulder Room	66 in
Front Hip Room	63.4 in	Second Head Room	39.8 in
Second Leg Room	45.2 in	Second Shoulder Room	65.7 in
Second Hip Room	63.4 in		

Exterior Dimensions

Wheelbase	144.5 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	232.9 in
Width, Max w/o mirrors	82.1 in	Height, Overall	77.6 in
Overhang, Front	N/A	Overhang, Rear w/o bumper	N/A
Front Bumper to Back of Cab	N/A	Cab to Axle	27.7 in
Cab to End of Frame	N/A	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	N/A
Ground Clearance, Front	N/A	Ground Clearance, Rear	N/A
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Length @ Floor	67.4 in	Cargo Box Width @ Top, Rear	66.4 in
Cargo Box Width @ Floor	66.4 in	Cargo Box Width @ Wheelhousings	51 in
Cargo Box (Area) Height	21.4 in	Tailgate Width	60 in

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Vehicle: [Fleet] 2026 Ram 1500 (DT6L98) Tradesman 4x4 Crew Cab 5'7" Box (✓ Complete)

Dimensions

Cargo Area Dimensions

Cargo Volume	53.9 ft³	Ext'd Cab Cargo Volume	N/A

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September 3, 2025
Town of Howey-in-the-Hills

,

Open End Lease - 2026 Chevrolet Silverado 1500 W/T Crew Cab 4WD SWB (x1)					miles/
	Term In Months	**Payment**	**Tax**	**Total**	**Termination Value**
☐	60	$10,534.78	Tax Exempt	$10,534.78 Annual	$1.00

Open End Lease - 2026 Ford F-150 XL SuperCrew 4WD SWB (x1)					miles/
	Term In Months	**Payment**	**Tax**	**Total**	**Termination Value**
☐	60	$10,917.66	Tax Exempt	$10,917.66 Annual	$1.00

Open End Lease - 2026 Ram 1500 Tradesman Crew Cab 4WD SWB (x1)					miles/
	Term In Months	**Payment**	**Tax**	**Total**	**Termination Value**
☐	60	$10,451.86	Tax Exempt	$10,451.86 Annual	$1.00

Disclaimers:

Leasing quotes are based on current effective rates and manufacturer pricing for budgeting purposes only and are subject to change. Subject to credit approval.

Please contact Otniel Cruz at ocruz@thebancorp.com for additional information.

August 06, 2025
Prepared for
Town of Howey-in-the-Hills
Attn: Sean O'Keefe, Town Manager

Land Development Code Amendment- Platting Procedures

Applicant: Town initiated

The Florida Legislature amended Chapter 177, Florida Statutes, through session law Chapter 2025-164. The amendments require plat and replat submittals to be administratively approved. Howey-in-the-Hills' current Land Development Code (LDC) platting procedures require review and approval of all plats by the Howey-in-the-Hills Town Council.

Ordinance 2025-005 proposes to amend the LDC so that the platting procedures are consistent with the amendments to Chapter 177, Florida Statutes for administrative review and define an administrative review process.

Staff Recommendation: recommend Town Council adopt Ordinance 2025-005.

Planning Board Recommendation: At their July 24, 2025, public hearing, the Planning and Zoning Board voted unanimously to recommend adoption of Ordinance 2025-005.

Motion Examples:

1. Adopt Ordinance 2025-005.
2. Deny Ordinance 2025-005 based on [specify reasons for recommendation of denial], or
3. Continue consideration of Ordinance 2025-005 pending additional information [specify information needed] from the applicant.

ORDINANCE NO. 2025-005

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO LAND DEVELOPMENT; PROVIDING FINDINGS; AMENDING SECTION 4.09.00 OF THE HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE GOVERNING APPROVAL OF FINAL PLATS; DELETING OBSOLETE AND INCORRECT LANGUAGE REQUIRING VACATION OF PRIOR PLATS BEFORE REPLATTING; CLARIFYING AND REVISING PROCEDURES AND REQUIREMENTS FOR REVIEW AND APPROVAL OF PROPOSED PLATS OF LAND TO CONFORM TO 2025 AMENDMENTS TO PART I OF CHAPTER 177 OF THE FLORIDA STATUTES; CLARIFYING THAT PRIVATE, GATED SUBDIVISIONS MAY BE DEVELOPED AND PLATTED ONLY IF APPROVED BY TOWN COUNCIL; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

Be it ordained by the Town Council of the Town of Howey-in-the-Hills, Florida:

Section 1. Findings. In adopting this ordinance, the Town Council of the Town of Howey-in-the-Hills, Florida finds and declares the following:

(1) Howey-in-the-Hills' current Land Development Code platting procedures require review and approval of all plats by the Howey-in-the-Hills Town Council.

(2) The Florida Legislature amended Chapter 177, Florida Statutes, through session law Chapter 2025-164. The amendments require plat and replat submittals to be administratively approved.

(3) The Town Council determines that the proposed amendments to the Land Development Code in **Attachment A** to this ordinance are consistent with the amendments to Chapter 177, Florida Statutes. It is in the interest of the citizens, residents, and property owners of the Town to enact the amendments to the Town's Land Development Code contained in Attachment A to this ordinance.

Section 2. Adoption of Amendments to Section 4.09.00 of the Land Development Code of the Town of Howey-in-the-Hills. The amendments to Section 4.09.00 of the Land Development Code as contained in **Attachment A** to this ordinance with the underscore and strike-through format, are hereby approved and adopted by the Town Council.

Section 3. Codification. The amendments to the Land Development Code in Attachment A are to be codified and posted on the Town's website accordingly.

Section 4. Severability. If any provision or portion of this ordinance or its Attachment A is declared by a court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions of this ordinance and its Attachment A shall remain in full effect. To that

end, this ordinance is declared to be severable.

Section 5. Effective Date. This ordinance takes effect immediately upon enactment.

ORDAINED AND ENACTED this 8th day of September, 2025, by the Town Council of the Town of Howey-in-the-Hills, Florida.

TOWN OF HOWEY-IN-THE-HILLS, FLORIDA
By: its Town Council

By:_____
Hon. Graham Wells, Mayor

ATTEST:

_____
John Brock, Town Clerk

APPROVED AS TO FORM AND LEGALITY
(for the use and reliance of the Town only)

_____
Thomas J. Wilkes, Town Attorney

First Reading held _____, 2025
Second Reading and Public Hearing held _____, 2025
Advertised _____, 2025, and _____, 2025

Attachment A

Amendments
to
Section 4.09.00
of the
Town of Howey-in-the-Hills
Land Development Code

4.09.00 FINAL PLAT REQUIREMENTS

4.09.01 Final Plat

The applicant ~~shall~~must provide the Town Clerk with six ~~(6)~~ paper copies of the Final Plat for review. These sheets shall be ~~twenty-four (24)~~ 24 inches by ~~thirty-six (36)~~ 36 inches. Plats ~~shall~~must meet all of the requirements of Chapter 177 Florida Statutes and shall be so certified by a land surveyor registered in the State of Florida.

If a government survey corner is used to conduct the surveys for the plats, a copy of the corner record ~~shall~~must be resubmitted along with the plats for approval. All plats to be recorded ~~shall~~must contain the required plat certificates. ~~When previously platted lands are proposed for replatting, it will be necessary that the existing plat, or portion thereof, be vacated pursuant to Chapter 177 Florida Statutes, subsequent to recordation of the new plat.~~

4.09.02 ***Required Information***

A plat may be submitted for which all subdivision improvements have not been completed, installed and/or accepted by the Town; however, a performance bond or letter of credit in the amount of 120% of the cost of any improvements that have not been accepted by the Town~~,~~ must accompany the plat submittal. The final plat application ~~shall~~must comply with the requirements of Chapter 177, Florida Statutes, as amended from time to time, and ~~shall~~must include the following:

A. The Plat cover sheet ~~shall~~must include a vicinity map drawn to scale and including orientating features, a complete legal description including the section, township and range, the name, address, and telephone number of the owner or the name and address of the president and secretary if the owner is a corporation, and the area of the property in both square footage and acreage.

B. The Plat ~~shall~~must include any and all Joinder and Consents.

C. Title Opinion. The Plat application ~~shall~~must include a title opinion of an attorney licensed in Florida or a certification by a title company dated no earlier than thirty (30) days prior to the submittal.

D. The Plat ~~shall~~must include the dedication of any improvements to the Town of Howey in the Hills.

E. The Plat ~~shall~~must include a note on the cover sheet that "No amendments shall be made to the Declaration of Covenants, Conditions and Restrictions without prior approval of the Town of Howey in the Hills with regard to changes to or transfer of any portion or component of the subdivision infrastructure and any change in ownership or maintenance provisions of the common areas."

F. The Final Plat ~~shall~~must contain sufficient data to determine readily and locate accurately on the ground, the location, bearing and length of every right of way line, lot line, easement boundary line and block line, including the radii, arcs and central angles of all curves.

G. Each permanent reference monument ~~shall~~must be shown on the plat by appropriate designation.

H. All permanent control points ~~shall~~must be shown on the plat by an appropriate designation. ~~It is the~~ The land ~~surveyor's responsibility to~~ surveyor must furnish to the Town Clerk his certificate that the permanent control points have been set and the dates they were set.

I. The Plat application ~~shall~~must include Proposed Homeowners' or Property Owners' Association (HOA or POA) Documents. Prior to recordation of the final plat, a homeowners' or property owners' association ~~shall~~must be established. The applicant ~~shall~~must provide six ~~(6)~~ copies of all proposed HOA or POA documents related to the subdivision. The HOA or POA documents ~~shall~~must include language regarding ownership and/or maintenance responsibilities for improvements including, but not limited to, upgraded streetlights and all common areas, including stormwater management facilities, parks, entranceways, and buffers. These documents ~~shall~~must be ~~submitted to and~~ reviewed by ~~the DRC,~~ the Town Engineer, the Town Surveyor, and the Town Attorney, as well as such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review ~~prior to review by the Town Council~~.

J. Proposed Deed Restrictions and Covenants. The applicant ~~shall~~must provide six ~~(6)~~ copies of all proposed deed restrictions effecting the subdivision. These deed restrictions ~~shall~~must be recorded in the official records of Lake County along with the plat. These documents ~~shall~~must be ~~submitted to and~~ reviewed by ~~the DRC,~~ the Town Engineer, the Town Surveyor, and the Town Attorney , as well as such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review ~~prior to review by the Town Council~~.

K. Private Subdivisions. Private, gated subdivisions may be created only if approved by Town Council, and such approval may be granted or denied at the Town Council's discretion. A subdivision~~,~~ requesting to have private streets~~,~~ must have enforceable legal documents establishing the owner's association~~,~~ and creating binding restrictive covenants. ~~These~~The documents must provide ~~for~~ a means of enforcing any and all assessments levied by the association, in order to financially provide for the continuing care and maintenance of the streets. ~~These~~The documents ~~shall~~must be ~~submitted to and~~ reviewed by ~~the DRC,~~ the Town Engineer, the Town Surveyor, and Town Attorney , as well as such other town staff and consultants as the Town Manager may deem necessary or useful to his or her

review ~~prior to review by the Town Council~~. Appropriate provisions must be made for the uncontested use of the private streets by ~~those~~ governmental agencies~~,~~ such as the Howey in the Hills Police Department and Public Works Department and other governmental agencies, which may~~,~~ from time-to-time need to travel over or across ~~said~~the private streets. In addition, the HOA or POA ~~shall~~must enter into an agreement with the Town for enforcement of traffic laws on the private streets if the HOA or POA seeks those services.

L. Surety for Improvements. This is ~~only~~ required only if platting is requested prior to installation of all improvements and acceptance of ~~same~~all improvements by the Town. Prior to the recordation of ~~any~~a Final Plat, the applicant ~~shall~~must file with the Town Manager's office~~Council~~ an adequate performance guarantee such as a performance bond or escrow agreement funded by cash, cashier's check or a certified check upon a local bank, conditioned to secure the construction of the required improvements in a ~~satisfactory~~ manner satisfactory to the Town and within a time period specified by the Town ~~Council~~Manager. No such performance guarantee ~~shall~~will be accepted unless it is enforceable by or payable to the Town in a sum at least equal to 120% ~~one hundred twenty percent (120%)~~ of the cost of all improvements required to be installed by the applicant. The amount of the performance guarantee ~~shall~~must be based on the project engineer's certified estimate of the cost of improvements or upon actual contract costs for installing the improvements as referenced by a signed contract between the developer and the site contractor. This performance guarantee should be reviewed and approved by both the Town Engineer and the Town Attorney.

M. Warranty Deed. For public site dedications (i.e. school site or park site).

4.09.03 ***Review Process***

Within 7 business days of receiving the Final Plat, the Town Manager's office will provide written notice to the applicant. The notice will include the following information: (1) acknowledgment of receipt, (2) identification of any missing documents or information necessary to process the plat, (3) an explanation of the review and approval process, and (4) an expected timeframe for reviewing, approving, and processing the plat.

The Town Manager shall approve, approve subject to conditions, or deny the Final Plat within the timeframe stated in the notice unless the applicant requests an extension of time. In denying a Final Plat, the Town Manager must state reasons for the denial, including specific citations to unmet requirements.

The Town Manager's office may not request or require the applicant to file a written extension of time.

~~After the DRC~~Once the Town Manager, with advice from the Town surveyor, the Town engineer, ~~and~~ the Town Attorney, ~~are~~ and such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review, is satisfied with the

Final Plat and all applicable documents, ~~a report from the Town Attorney shall be submitted to the Town Council.~~the Town Manager will approve the Final Plat, approve the plat with conditions, or deny the plat. The Town Manager must promptly notify the applicant of the approval or denial.

If the plat receives approval, the applicant must deliver to the Town Manager a Final Plat suitable for execution and recording under state law and bearing all required signatures subject to the applicant's control. Upon receipt of the Final Plat suitable for execution and recording and bearing all such signatures, the Town Manager will affix his signature and deliver Final Plat to the Town Clerk to obtain all remaining required signatures and to record the plat in the public records of Lake County, Florida.

A copy of the recorded plat shall be provided by the Town Clerk to the applicant. The Town Clerk shall also forward a copy of the recorded Final Plat to the appropriate Lake County office for verification of street addresses for the new lots.

~~**4.09.04 *Review and Action by the Town Council***~~

~~The Final Plat shall be scheduled for a regular Town Council meeting. A Final Plat does not require a public hearing. The Town Manager shall submit a report to the Town Council outlining the recommendations of the DRC, the Town surveyor, and the Town Attorney. The Town Council shall approve, approve subject to conditions, or deny the Final Plat. In denying any Final Plat, the Town Council shall provide reasons for such action.~~

~~Once the Town Council approves the Final Plat and the applicant provides a copy of the recorded HOA and/or POA documents and the recorded deed restrictions to the Town, the Town Clerk shall record the plat in the records of Lake County, Florida. A copy of the plat shall be provided by the Town to the applicant.~~

~~The Town Clerk shall also forward a copy of the recorded Final Plat to the appropriate Lake County office for verification of street addresses for the new lots.~~

/40286/5#64110298 v4

Draft 9/1/2025
(Yellow highlights indicate parts that were edited after 8-25-2025 Town Council meeting

ORDINANCE NO. 2025-___

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO LAND DEVELOPMENT; PROVIDING FINDINGS; AMENDING SECTION 4.09.00 OF THE HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE GOVERNING APPROVAL OF FINAL PLATS; DELETING OBSOLETE AND INCORRECT LANGUAGE REQUIRING VACATION OF PRIOR PLATS BEFORE REPLATTING; CLARIFYING AND REVISING PROCEDURES AND REQUIREMENTS FOR REVIEW AND APPROVAL OF PROPOSED PLATS OF LAND TO CONFORM TO 2025 AMENDMENTS TO PART I OF CHAPTER 177 OF THE FLORIDA STATUTES; CLARIFYING THAT PRIVATE, GATED SUBDIVISIONS MAY BE DEVELOPED AND PLATTED ONLY IF APPROVED BY TOWN COUNCIL; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

Be it ordained by the Town Council of the Town of Howey-in-the-Hills, Florida:

Section 1. Findings. In adopting this ordinance, the Town Council of the Town of Howey-in-the-Hills, Florida finds and declares the following:

(1) Howey-in-the-Hills' current Land Development Code platting procedures require review and approval of all plats by the Howey-in-the-Hills Town Council.

(2) The Florida Legislature amended Chapter 177, Florida Statutes, through session law Chapter 2025-164. The amendments require plat and replat submittals to be administratively approved.

(3) The Town Council determines that the proposed amendments to the Land Development Code in **Attachment A** to this ordinance are consistent with the amendments to Chapter 177, Florida Statutes. It is in the interest of the citizens, residents, and property owners of the Town to enact the amendments to the Town's Land Development Code contained in Attachment A to this ordinance.

Section 2. Adoption of Amendments to Section 4.09.00 of the Land Development Code of the Town of Howey-in-the-Hills. The amendments to Section 4.09.00 of the Land Development Code as contained in **Attachment A** to this ordinance with the underscore and strike-through format, are hereby approved and adopted by the Town Council.

Section 3. Codification. The amendments to the Land Development Code in Attachment A are to be codified and posted on the Town's website accordingly.

Section 4. Severability. If any provision or portion of this ordinance or its Attachment A is declared by a court of competent jurisdiction to be void, unconstitutional, or unenforceable, then

all remaining provisions of this ordinance and its Attachment A shall remain in full effect. To that end, this ordinance is declared to be severable.

Section 5. Effective Date. This ordinance takes effect immediately upon enactment.

ORDAINED AND ENACTED this ____ day of _____, 2025, by the Town Council of the Town of Howey-in-the-Hills, Florida.

TOWN OF HOWEY-IN-THE-HILLS, FLORIDA
By: its Town Council

By:_____
Hon. Graham Wells, Mayor

ATTEST:

_____
John Brock, Town Clerk

APPROVED AS TO FORM AND LEGALITY
(for the use and reliance of the Town only)

_____
Thomas J. Wilkes, Town Attorney

First Reading held _____, 2025
Second Reading and Public Hearing held _____, 2025
Advertised _____, 2025, and _____, 2025

Draft 9/1/2025
(Yellow highlights indicate parts that were edited after 8-25-2025 Town Council meeting

Attachment A

Amendments
to
Section 4.09.00
of the
Town of Howey-in-the-Hills
Land Development Code

4.09.00 FINAL PLAT REQUIREMENTS

4.09.01 Final Plat

The applicant ~~shall~~must provide the Town Clerk with six ~~(6)~~ paper copies of the Final Plat for review. These sheets shall be ~~twenty-four (24)~~ 24 inches by ~~thirty-six (36)~~ 36 inches. Plats ~~shall~~must meet all of the requirements of Chapter 177 Florida Statutes and shall be so certified by a land surveyor registered in the State of Florida.

If a government survey corner is used to conduct the surveys for the plats, a copy of the corner record ~~shall~~must be resubmitted along with the plats for approval. All plats to be recorded ~~shall~~must contain the required plat certificates. ~~When previously platted lands are proposed for replatting, it will be necessary that the existing plat, or portion thereof, be vacated pursuant to Chapter 177 Florida Statutes, subsequent to recordation of the new plat.~~

4.09.02 *Required Information*

A plat may be submitted for which all subdivision improvements have not been completed, installed and/or accepted by the Town; however, a performance bond or letter of credit in the amount of 120% of the cost of any improvements that have not been accepted by the Town~~,~~ must accompany the plat submittal. The final plat application ~~shall~~must comply with the requirements of Chapter 177, Florida Statutes, as amended from time to time, and ~~shall~~must include the following:

A. The Plat cover sheet ~~shallmust~~ include a vicinity map drawn to scale and including orientating features, a complete legal description including the section, township and range, the name, address, and telephone number of the owner or the name and address of the president and secretary if the owner is a corporation, and the area of the property in both square footage and acreage.

B. The Plat ~~shallmust~~ include any and all Joinder and Consents.

C. Title Opinion. The Plat application ~~shall~~must include a title opinion of an attorney licensed in Florida or a certification by a title company dated no earlier than thirty (30) days prior to the submittal.

D. The Plat ~~shallmust~~ include the dedication of any improvements to the Town of Howey in the Hills.

E. The Plat ~~shall~~must include a note on the cover sheet that "No amendments shall be made to the Declaration of Covenants, Conditions and Restrictions without prior approval of the Town of Howey in the Hills with regard to changes to or transfer

of any portion or component of the subdivision infrastructure and any change in ownership or maintenance provisions of the common areas."

F. The Final Plat ~~shall~~must contain sufficient data to determine readily and locate accurately on the ground, the location, bearing and length of every right of way line, lot line, easement boundary line and block line, including the radii, arcs and central angles of all curves.

G. Each permanent reference monument ~~shall~~must be shown on the plat by appropriate designation.

H. All permanent control points ~~shall~~must be shown on the plat by an appropriate designation. ~~It is the~~ The land ~~surveyor's responsibility to~~ surveyor must furnish to the Town Clerk his certificate that the permanent control points have been set and the dates they were set.

I. The Plat application ~~shall~~must include Proposed Homeowners' or Property Owners' Association (HOA or POA) Documents. Prior to recordation of the final plat, a homeowners' or property owners' association ~~shall~~must be established. The applicant ~~shall~~must provide six ~~(6)~~ copies of all proposed HOA or POA documents related to the subdivision. The HOA or POA documents ~~shall~~must include language regarding ownership and/or maintenance responsibilities for improvements including, but not limited to, upgraded streetlights and all common areas, including stormwater management facilities, parks, entranceways, and buffers. These documents ~~shall~~must be ~~submitted to and~~ reviewed by ~~the DRC,~~ the Town Engineer, the Town Surveyor, and the Town Attorney, as well as such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review ~~prior to review by the Town Council~~.

J. Proposed Deed Restrictions and Covenants. The applicant ~~shall~~must provide six ~~(6)~~ copies of all proposed deed restrictions effecting the subdivision. These deed restrictions ~~shall~~must be recorded in the official records of Lake County along with the plat. These documents ~~shall~~must be ~~submitted to and~~ reviewed by ~~the DRC,~~ the Town Engineer, the Town Surveyor, and the Town Attorney , as well as such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review ~~prior to review by the Town Council~~.

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M. Warranty Deed. For public site dedications (i.e. school site or park site).

4.09.03 ***Review Process***

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The Town Manager shall approve, approve subject to conditions, or deny the Final Plat within the timeframe stated in the notice unless the applicant requests an extension of time. In denying a Final Plat, the Town Manager must state reasons for the denial, including specific citations to unmet requirements.

The Town Manager's office may not request or require the applicant to file a written extension of time.

~~After the DRC~~Once the Town Manager, with advice from the Town surveyor, the Town engineer, ~~and~~ the Town Attorney, ~~are~~ and such other town staff and consultants as the Town Manager may deem necessary or useful to his or her review, is satisfied with the Final Plat and all applicable documents, ~~a report from the Town Attorney shall be~~

~~submitted to the Town Council.~~the Town Manager will approve the Final Plat, approve the plat with conditions, or deny the plat. The Town Manager must promptly notify the applicant of the approval or denial.

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~~**4.09.04 *Review and Action by the Town Council***~~

~~The Final Plat shall be scheduled for a regular Town Council meeting. A Final Plat does not require a public hearing. The Town Manager shall submit a report to the Town Council outlining the recommendations of the DRC, the Town surveyor, and the Town Attorney. The Town Council shall approve, approve subject to conditions, or deny the Final Plat. In denying any Final Plat, the Town Council shall provide reasons for such action.~~

~~Once the Town Council approves the Final Plat and the applicant provides a copy of the recorded HOA and/or POA documents and the recorded deed restrictions to the Town, the Town Clerk shall record the plat in the records of Lake County, Florida. A copy of the plat shall be provided by the Town to the applicant.~~

~~The Town Clerk shall also forward a copy of the recorded Final Plat to the appropriate Lake County office for verification of street addresses for the new lots.~~

/40286/5#64110298 v3

ZONING MEMORANDUM

September 04, 2025
Prepared for
Town of Howey-in-the-Hills
Attn: Sean O'Keefe, Town Manager

Hillside Groves
Phase 2 Minor PUD Amendments Request

Applicant: Meritage Homes

Planning staff reviewed the proposed Minor PUD Amendments for Hillside Groves submitted on July 29, 2025 for Phase 2. The proposed amendments are consistent with the provisions of the Amended and Restated Developer's Agreement (Developer's Agreement) for The Reserve at Howey-in-the-Hills, now known as Hillside Groves PUD.

Relationship to the Developer's Agreement

Section 5 of the Developer's Agreement provides that minor amendments may consist of minor adjustment of roads, phasing schedules, utility locations, or adjustments to park and open space, for which this proposed amendment qualifies. Additionally, Section 5 clarifies that an increase in the number of dwelling units is a major amendment. The proposed amendments, that are the subject of this request, reduce the number of dwelling units, therefore further qualifying them for minor amendment classification.

The proposed Phase 2 minor amendments include:

- Increasing the 27-foot lot widths to 29-foot wide lots. (Please note that Phase 2 is the only phase that has this lot width.)
- Reducing the number of lots originally approved for Phase 2. There will now be 138 units instead of 146.
- The access to Number 2 Road has been revised to show a cul-de-sac with a note of emergency access per direction of Lake County. Town staff and the applicant met with County engineering staff August 20, 2025 to discuss this. Lake County will not permit any other type of access to Number 2 road at this location, due to its close proximity to a full (left in/right out) access on the abutting Mission Rise development.

Supporting Documentation

The applicant has provided a letter describing the proposed changes and a revised master plan reflecting the amendments to Phase 2. They are included as part of this application packet for Town Council's consideration.

Findings

Staff supports approval of these proposed amendments as minor amendments to the Amended and Restated Developer's Agreement for The Reserve at Howey in the Hills, now known as Hillside Groves PUD, consistent with Section 5 of the Agreement.

The Developer's Agreement provides that minor amendments shall be automatically incorporated into the Agreement and replace the previously approved Plan to the extent of such amendments to the Plan, and do not require an amendment to the Agreement.

Motion Examples:

1. Approve the proposed Minor PUD Amendments for Hillside Groves submitted on July 29, 2025 for Phase 2 as identified above; or,

2. Deny the proposed Minor PUD Amendments for Hillside Groves submitted on July 29, 2025 for Phase 2 as identified above [specify reasons for denial]; or,

3. Continue the proposed Minor PUD Amendments for Hillside Groves submitted on July 29, 2025 for Phase 2 as identified above, pending additional information [specify information needed].

Ray and Associates
Planning & Environmental
2712 SE 29th Street Ocala, Florida 34471
352-425-8881 wrayassoc@aol.com

July 29th, 2025

Transmitted via Email: Sean O'Keefe: sokeefe@howey.org
John Brock: jbrock@howey.org
Lee Susewitt: lee.susewitt@meritagehomes.com
Alex Flores: alex.flores@meritagehomes.com

Meritage Homes
Lee Susewitt
5337 Millenia Lakes Blvd.
Suite 235
Orlando, Florida 32839

Subject: Minor Amendment to Hillside Grove PUD Phase 2

Dear Sean and John;

Pursuant to our earlier discussions the owner of Hillside Groves is requesting a Minor amendment to the Hillside Grove PUD. This amendment to the PUD is proposed under paragraph 5 of the Amended and Restated Developer's Agreement for The Reserve at Howey in the Hills, now known as Hillside Groves PUD. A copy of this recorded agreement is attached. See Exhibit: 1.

The owners of the PUD, Meritage Homes, is proposing to modify the residential housing product for Phases 2 of the subject PUD. Please see attached Exhibit 2: PUD Exhibit Master Site Plan

Phases 2 currently under design with approved Final Construction Plans pending and consists of Residential Units along with the Spine Road intersections, utilities, and other works as described and shown on the Construction Plans.

The proposed minor modifications effect only Phase 2.
The proposed modification consists of the conversion of;

Phase 2 / Reduction of 6 Units

Existing: 146 - Units of the - 27' X 100' Lot size product to
The 27' X 100' Lots were proposed and envisioned to accommodate a 27' wide Town Home product comprised of various Building sizes such as a 4' and 6' Unit front loaded building. A 5' side yard set back was defiend allowing for 10' building separation.

Proposed: 138 - Units of the 27'X100' Lot minimum size.
29' X 100' Lots are depicted on the attached Master Site Plan.
The 29' X100' lots are designed to accommodate a 24' wide Residential Duplex, front loaded unit having a 5' side yard set back resulting in a 10' building separation.

Minor realignments of internal neighborhood streets are also necessary for accommodate the more traditional Duplex product.
Previously defined Front, Rear and side Yard Setbacks will remain the same.

The result of this modification is a reduction of 8 Residential units in Phase 2 and results in a reduction of the impervious area per lot.

The proposed Minor Modification combined with the modification to Phase 2 will result in a cumulative decrease to the Hillside Grove PUD from a current Total of 647 Units to a New Total of **638 Residential Units.**

Upon your review it is our understanding that this action is recommended to be viewed as a Minor Modification ad described in the developers Agreement with the Town.

Do not hesitate to contact me or other members of the Team is you have any questions or require additional information.

Thank you for your help and assistance in the approval and construction of this project.

William (Bill) A. Ray, AICP
President
Ray and Associates

INSTRUMENT#: 2022026503 OR BK 5903 PG 1507 PAGES: 37 2/25/2022 9:08:24 AM
GARY J. COONEY, CLERK OF THE CIRCUIT COURT & COMPTROLLER, LAKE COUNTY, FLORIDA
REC FEES: $316.00

12-9-2021

Record and Return to:

Thomas J. Wilkes
Gray Robinson, P.A.
301 East Pine Street, Suite 1400
Orlando, FL 32801

As approved by Town Council
for the Town of Howey-in-the-Hills, Florida

AMENDED AND RESTATED DEVELOPER'S AGREEMENT

THE RESERVE AT HOWEY-IN-THE-HILLS

This **AMENDED AND RESTATED DEVELOPER'S AGREEMENT for THE RESERVE AT HOWEY-IN-THE-HILLS** ("Agreement") is made as of the 8th day of November, 2021, among the **Town of Howey-in-the-Hills, Florida,** a Florida municipal corporation, whose address for purposes of this Agreement is 101 North Palm Avenue, Howey-in-the-Hills, Florida 34737 (the "Town"), **Eagle's Landing at Ocoee, LLC**, a Florida limited liability company f/k/a Eagles Landing at Ocoee, Inc., a Florida corporation, whose address for purposes of this Agreement is P.O. Box 770609, Winter Garden, Florida 34777, **Howey In the Hills, Ltd.**, a Florida limited partnership, whose address for purposes of this Agreement is 10165 NW 19th Street, Miami, Florida 33172 and **REO Funding Solutions, IV, LLC**, a Georgia limited liability company whose address for purposes of this Agreement is 100 N Tampa ST Suite 1850, Tampa, Florida 33602 (collectively, the "Owners").

RECITALS

A. The Owners are the owners of an approximately 378-acre parcel of property more particularly described on **Exhibit "A"** ("the Property").

B. The Property is within the corporate limits of the Town. The Town has assigned the Property a future-land-use designation of Village Mixed Use and has zoned the Property for PUD-Planned Unit Development.

C. The Property is subject to The Reserve at Howey-in-the-Hills Developer's Agreement, among the Town, Florida, Eagle's Landing at Ocoee, Inc., a Florida corporation, and Howey-in-the-Hills, Ltd., a Florida limited partnership, recorded July 30, 2007, in Official Records Book 3480, Page 221 of the Public Records of Lake County, Florida, and the Owners and the Town desire to amend and restate same.

D. The Owners intend to develop the Property as a mixed-use planned development consisting of single-family residential, multi-family residential, commercial and institutional land uses as more specifically set forth herein ("the Project").

E. The Town and the Owners desire to enter into this Agreement in order to set forth the negotiated terms and conditions of approval for the development of the Property.

NOW, THEREFORE, the Town and the Owners agree as follows:

1. Recitals. The foregoing recitals are true and correct and are hereby incorporated as terms.

2. Authority. This Agreement is entered into by the Town under the home rule powers granted to it by the Florida Constitution (including Article VIII, Section 2(b) thereof), the home-rule powers granted municipalities by statute and otherwise (including Chapters 163 and 166, Florida Statutes), and the Town's Charter. This Agreement does not constitute a "development agreement" under the Florida Local Government Development Agreement Act.

3. Relationship to Land Development Regulations. The Owners shall abide by and comply in all respects with the requirements of the Town's Land Development Regulations, including without limitation, those pertaining to planned unit developments and this Agreement. However, in the event of conflict between this Agreement and the Town's Land Development Regulations, this Agreement shall control to the extent of such conflict.

4. Amendment and Restatement of Prior Developer's Agreement. The Owners or their predecessors in interest previously entered into The Reserve at Howey-in-the-Hills Developer's Agreement, among the Town, Eagle' s Landing at Ocoee, Inc., a Florida corporation, and Howey-in-the-Hills, Ltd., a Florida limited partnership, recorded July 30, 2007 in Official Records Book 3480, Page 221, of the Public Records of Lake County, Florida ("2007 Agreement"). The Owners and the Town desire to amend and restate that 2007 Agreement as set forth herein.

5. Howey in the Hills PUD Plan. The Owners shall develop the Property in compliance with **The Reserve At Howey in the Hills PUD** prepared by Connelly & Wicker, Inc., for the Project and approved by the Town concurrently herewith and attached hereto as **Exhibit "B"** and incorporated herein by reference (the "Plan"). However, in the event of conflict between this Agreement and the Plan, this Agreement shall control to the extent of such conflict.

As depicted on the Plan, the Owners shall have the right to develop the Property with up to 740 single-family residential units, comprised of a mix of detached and attached (townhomes) units, and up to 105,716 square feet of Office/Storage use. The Owners may develop the Property with up to 300,000 square feet of Retail/Office Commercial use and up to 100,000 square feet of Institutional use in conformance with both the Plan and the building pads, building elevations, and square footages set forth on **Exhibit "C"** and **Exhibit "D"** to this Agreement.

Any amendments to the Plan that occur after the effective date of this Agreement shall take effect only if and when approved by the Town Council or Town staff as applicable. Major amendments shall include items such as changes to the location of individual land uses; any increase in the total number of residential units; or relocation of roads and routes for pedestrian and bicycle facilities. Major amendments shall be approved using the same procedure as for adoption of this agreement. Minor amendments shall include items such as minor adjustments of

roads, trails and pedestrian ways based on more detailed site-specific data; modifications to the phasing schedule; adjustments to utility locations based on more detailed engineering data; or adjustments to parks and open space based on more detailed subdivision design. Minor amendments may be approved by the Town Council or Town staff as applicable. Minor amendments to the Plan shall automatically be incorporated into this Agreement and shall modify or replace the Plan to the extent of such amendment to the Plan, without the necessity for an amendment to this Agreement. Whether a proposed amendment is major or minor under this Agreement shall be determined by the Mayor or his/her successor.

The Town hereby acknowledges and agrees that the Project, as depicted on the Plan (and any amendments to the Plan, which amendments must first be approved by the Town Council), is consistent with its Comprehensive Plan and Land Development Regulations. The proposed plans as presented in Exhibit B shall be deemed to meet the requirements for a preliminary subdivision plan provided that a complete survey with boundaries, topography and trees is presented with each phase of the project proposed for approval of a final subdivision plan or final site plan.

Unless the Town Council grants an extension of time, the Owners shall submit a final subdivision plan or final site plan for Phase I or at least one other Phase as designated on the Plan to the Town within eighteen months following the date of execution of this Agreement.

6. Phasing Schedule. The phasing schedule shall be as shown on the Plan. It is recognized that this Phasing Schedule is general in nature and may be modified by notification to the Town and approved by the Town as a minor amendment to this development agreement. The Owner agrees to include the completion of the spine road from the Phase 1 boundary to Number Two Road as part of the Phase 1 improvements.

7. Signage. Entrance signs and informational signage may be located in buffers, setbacks and/or signage easements as approved by the Planning and Zoning Commission.

8. Wetlands. Impacts to wetlands, if any, and wetland buffering shall be subject to the St. Johns River Water Management District regulations.

9. Setbacks.

9.1 SR 19 Setbacks. All buildings shall have a minimum setback distance of 100 feet from the centerline of State Road 19; provided, however, the minimum setback requirement may be reduced to 75 feet from such centerline if a landscape-buffer easement is utilized, which buffer contains, at a minimum, a similar planting schedule and requirement as that approved by the Town for the Venezia South project located adjacent to the Property to the east.

9.2 Perimeter Setbacks. Perimeter setbacks shall as identified in the approved Plan.

9.3 Wetlands Setbacks. Wetlands setbacks shall be as required by the St. Johns River Water Management District.

10. Water, Wastewater and Reclaimed Water Service. The Owners currently have a contract with the Central Lake Community Development District ("CDD") under which the Project will receive wastewater treatment and disposal services from the CDD's wastewater facilities. The Town shall provide potable water and reclaimed water in accordance with all applicable ordinances, resolutions, operating regulations, policies and procedures. Except as may be set forth otherwise in this Agreement, the Owners shall install on-site facilities, connect to the Town's systems, and pay applicable capital and connection charges and other Town rates, fees, and charges.

10.1 Reclaimed Water. The Owners shall install reclaimed water lines, as required by the Town's Code of Ordinances, and shall obtain reclaimed water service for the Project at such time the Town constructs its reclaimed water lines to the Project's boundaries. Until such time as the Town supplies reclaimed water, the Owners may use the reclaimed water lines to irrigate properties within the Project boundaries with stormwater from on-site wet stormwater detention ponds or alternative and available sources acceptable to Owners and the Town.

10.2 Water.

i. Water Service. If and to the extent allowed by, and subject to the limitations and requirements of, the permits issued to the Town from time to time by the St. John's River Water Management District in connection with water consumption, the Town shall provide potable water service to the Property in sufficient quantities as to allow for development of the Project as contemplated herein. Notwithstanding the foregoing, the Town acknowledges and agrees that it has the actual capacity to serve the Property with potable water service in sufficient quantities as to allow for development of the Project as contemplated herein and that such capacity shall be reserved upon the payment of impact fees to the Town.

The Owners shall construct, at their expense, the facilities (exclusive of water treatment plants), lines and appurtenances necessary to serve the Project. The route of any off-site lines shall be according to engineering plans produced by the Owners and approved by the Town Council, which approval shall not be unreasonably withheld, conditioned or delayed. If roads within the Project are private, the Owners shall provide the utility owner with utility easements for waterlines and sewer lines.

ii. Town's Option to Oversize Water Lines. Within ninety (90) days of the date of this Agreement, the Town Council may elect to oversize such lines, improvements or appurtenances for the Town's use in the expansion of its potable water system and will inform the Owners in writing of the specifications for such oversizing. In the event the Town so elects to oversize such improvements, then the Town shall be responsible for the difference in the cost of design, materials and construction to oversize the improvements based on plans and cost estimates provided by the Owners to the Town, and approved by the Town Council, which approval shall not be unreasonably withheld, conditioned or delayed. The Town

shall reimburse the Owners for the difference in such costs in the form of cash. The Town shall make such reimbursement to the Owners within sixty (60) days following a written request therefor from the Owners, accompanied by such supporting documentation as is reasonably necessary to demonstrate that the Owners have incurred and paid the costs which are attributable to such over-sizing in keeping with the plans and cost estimate previously approved by the Town Council.

iii. Permit-Induced Costs, Restrictions, Requirements, and Risks. Under state and federal laws and regulations, the Town may provide its potable water service to the Property and the Owners only if the Town first has been issued certain permits, and the Owners acknowledge that the permits are inevitably conditioned with requirements and restrictions that typically impose costs and risks. The Owners further acknowledge that, for the Town to operate its potable water system in an orderly, dependable, and cost-effective manner, the Town must have the ability legally to spread the costs and risks among its customers and property owners who benefit from the service. The Owners acknowledge, therefore, (i) that from time to time the Town may impose fees and charges and may issue potable water system regulations and policies that impose restrictions and requirements on its customers and benefiting property owners, such as the Owners, and (ii) so long as the Owners are required to pay only their fair share for such fees and charges, then the imposition of such fees and charges and the issuance of such system regulations are not prohibited by or otherwise a breach of this Agreement.

iv. Water Meters and Reuse Meters: In lieu of individual water meters and reuse water meters for each property served, the Owners may propose and the Town may approve the use of master meters for either or both water and reuse water services.

10.3 Wastewater. The parties acknowledge and agree that the Owners have entered into that certain Agreement and Commitment for Utility Services, dated June 21, 2005 (the "Utilities Commitment"), with the CDD, the terms of which provide, in relevant part, that the Project will receive wastewater treatment and disposal service from the wastewater facilities of the CDD.

The Owners acknowledge that (i) from time to time the Town may impose fees and charges and may issue wastewater-system regulations and policies that impose restrictions and requirements on its wastewater customers and benefiting property owners, such as the Owners, and (ii) the imposition of such fees and charges and the increase of such regulations are not prohibited by or otherwise a breach of this Agreement.

11. Owner's Associations.

11.1 Association Responsibilities. The Owners or a homeowner's association and/or a property owner's association created by the Owners, but not the Town, shall be responsible for maintaining any and all parks, open space areas, streetlights, stormwater

management areas, entrance features, boundary walls and/or fences, access tracts and landscaped tracts within the Project. The Town shall maintain waterlines within the Project and the sewer lines which serve the property within the Project.

11.2 Requirement for Plat Recording. Before a plat may be recorded for the Property and the Project, the Owners shall furnish to the Town copies of the pertinent documents for the homeowners' or property owners' association and the covenants, conditions and restrictions for the Property, setting forth the requirements and restrictions enumerated in this section 11 and other applicable parts of this Agreement.

12. Streets, Sidewalks, and Parking.

12.1 Streets. All streets shall be public and shall be dedicated to and maintained by the Town, with the exception of alleys as defined and depicted on Exhibit B, which shall be private and maintained by a homeowners' association and/or a property owners' association. No streets in the Project may be gated or otherwise restricted or obstructed by the Owners, by a homeowners' or property owners' association, or by any other person or entity.

12.2 Sidewalks. All sidewalks within rights-of-way shall be dedicated to and maintained by the Town.

13. Utility Easement. Prior to the issuance of a building permit for any given phase of the Project, the Owners shall convey to the Town a five-foot (5') utility easement to be located adjacent to, and on both sides of, the right-of-way of any street (public or private) serving such phase of the Project. The planting of trees within any such easement shall be prohibited.

14. Irrigation. On-site wet ponds shall be used to irrigate the common landscaped areas, unless prohibited by the St. John's River Water Management District.

15. Necessity of a Letter of Credit. Construction and dedication to the Town of any new public facilities or improvements that are required to be constructed as part of this Agreement will be a condition precedent to final plat approval; provided, however, in lieu of such construction and dedication, the Owners may post a letter of credit with the Town for one hundred twenty-five percent (125%) of the cost of such improvements, in which event the condition precedent to final plat approval will be deemed satisfied.

16. Transportation. The Owners have submitted to the Town a traffic analysis prepared by Traffic & Mobility Consultants, LLC and dated November 2021 (the "Study"). If the results of the Study require any mitigation for traffic generation, the Town and the Owners work together and with any other applicable jurisdiction as required by applicable law to address such mitigation requirements. Any connections to SR-19 shall be approved by permit from the Florida Department of Transportation and any connection to Number Two Road shall be approved by permit from Lake County.

17. School Concurrency. The Project shall be placed on the Town's "exempt" status list to be provided to Lake County and exempted from school concurrency requirements if the following requirements are completed on or before the date that the school concurrency element is adopted by the Town: (i) the Project has Preliminary Plan approval with no outstanding

conditions, and (ii) this Developer's Agreement has been finalized and executed by all parties hereto. Inclusion on the "exempt" status list will not guarantee that the Project will remain on the list until after a formal determination has been rendered by the Town Council as to whether the Project is vested for school concurrency purposes in accordance with Florida law. With submittal of the initial final subdivision plan or site plan, the Owner shall provide written confirmation from the School Board of Lake County confirming the Project's exempt status or otherwise meeting the concurrency requirements of the District.

18. Binding Effect. This Agreement is binding upon and enforceable by and against the parties hereto and their successors in interest. This Agreement runs with the land and is binding on and enforceable by and against all successors in interest. However, no Lot Owner shall have the rights or obligations of the Owners under this Agreement. For that purpose, a "Lot Owner" means an end-user of a lot created within the Property with a completed residential unit constructed thereon, for which a certificate of occupancy has been issued. Each party covenants to each other party that this Agreement is a legal, valid, and binding agreement, enforceable against the party in accordance with its terms. Finally, no persons or entities other than the Owners and the Town and their respective successors in interest have any rights under this Agreement. To that end, the parties declare there are no third-party beneficiaries.

19. Notices. All notices or payments required to be made hereunder shall be made at the following addresses:

To Town:
Hon. Martha MacFarlane, Mayor,
Town of Howey-in-the-Hills
101 North Palm Avenue
Howey-in-the-Hills, FL 34737
mmacfarlane@howey.org

With copies to:
Sean O'Keefe, Town Administrator
Town of Howey-in-the-Hills
101 North Palm Avenue
Howey-in-the-Hills, FL 34737
sokeefe@howey.org

Thomas J. Wilkes
Gray Robinson, P.A.
301 East Pine Street, Suite 1400
Orlando, FL 32801
twilkes@gray-robinson.com

To Owner:
Eagles Landing at Ocoee, Inc.
Attention: Randy June
June Engineering Consultants, Inc.
23 W. Joiner Street
Winter Garden, Florida 34787
randy@jec3.com

With a copy to: C. Nick Asma, *Esquire*
Asma & Asma, P.A.
884 South Dillard Street
Winter Garden, Florida 34787
Phone: 407-656-5750 | Fax: 407-656-0486
Nick.Asma@asmapa.com

To Owner: Howey in the Hills, Ltd.
Attention: Edward J. Easton
10165 NW 19th Street
Miami, FL 33172

With copies to: Joe Hernandez
Weiss, Serota Helfman Cole and Bierman, P.L
2525 Ponce de Leon Blvd. Suite 700
Coral Gables, Florida 33134
jhernandez@wsh-law.com

Lennar
Attn. Mark McDonald
6675 Westwood Boulevard, 5th Floor
Orlando, Florida 32821
Mark.McDonald@Lennar.com

To Owner: REO Funding Solutions IV
100 N Tampa ST
Suite 1850,
Tampa, FL 33602

With copies to: Turnstone Group
Attn: Jason Humm
1170 Peachtree St. NE, STE 1150
Atlanta, Georgia 30309
jhumm@turnstonegroup.com

Mike Ripley, Senior Advisor
399 Carolina Ave, Suite 200
Winter Park, Florida 32789
o|407.425.5988 c|407.310.6701
mripley@landadvisors.com

Jonathon Huels
Lowndes
215 North Eola Drive
Orlando, Florida 32801
Jonathan.huels@lowndes-law.com

20. Entire Agreement. This Agreement constitutes the entire agreement of the parties with respect to the transactions contemplated herein, and it supersedes all prior understandings or agreements between the parties relating to this Agreement. No amendment to the terms of this Agreement shall be effective unless it is in writing signed by all parties hereto. Amendments to this Agreement will take effect and will be binding against the Town only if approved by a vote of the Town Council.

21. Waiver. The failure of any party hereto to insist upon or enforce any right or privilege granted hereunder shall not constitute or operate as a waiver thereof and nothing shall constitute a waiver of any party's right to insist upon strict compliance with the terms hereof. Provided however, any party may, in writing, waive the benefit of any provision or condition for its benefit which is contained herein. Waivers of material provisions of either this Agreement or the Town's Land Development Regulations will be valid and binding against the Town only if approved by a vote of the Town Council.

22. Governing Law. This Agreement shall be governed by the law of the State of Florida. Venue for any judicial proceeding pertaining to the Agreement shall be in the Fifth Judicial Circuit of Florida, in Lake County, Florida.

23. Severability. If any provision of this Agreement is found by a court of competent jurisdiction to be invalid or unenforceable to any extent, the remainder of this Agreement shall not be affected thereby and shall remain enforceable to the greatest extent permitted by law.

24. Recording. This Agreement shall be recorded in the Public Records of Lake County, Florida, by the Owners, at their expense.

25. Negotiated Agreement. The land uses, densities, intensities and all of the conditions of approval of the Plan have been negotiated and agreed to by all the Owners and the Town. The Plan constitutes an agreement among the parties with the knowledge that the Owners' successors in title, the future homeowners and other landowners within the Property, as well as the Town all will rely justifiably on the agreed-to mix of land uses, densities, and intensities being authorized hereby for the Property. For that reason, the Owners and the Owners' successors in interest have the contract right to develop the PUD with the uses, densities and intensities approved by the Town, subject to the restrictions and requirements in the conditions of approval. Neither the Owners (or their successors in interest) nor the Town shall have the right in the future to rezone or downzone the property, or otherwise alter the uses, densities and intensities, or delete, waive or amend any conditions of approval except through an amendment to the Plan (i) negotiated and approved by the Town and the Owner of the then-subject parcel or (ii) as set forth in Section 5 above. This section shall survive the termination and expiration of this Agreement.

26. Effective Date. This Agreement shall become effective concurrently with the effectiveness of Ordinance 2021-10 after its approval by the Town Council and execution of this Agreement by all parties.

[Signatures on the following pages]

IN WITNESS WHEREOF, the parties have executed this instrument as of the day and year first above written.

TOWN OF HOWEY-IN-THE HILLS, FLORIDA
By: its Town Council

By: _____
Martha MacFarlane, Mayor

Attest:

By: _____
John Brock, Town Clerk

Approved as to form and legality:
(for the use and reliance of the Town only)

By: _____
Thomas J. Wilkes, Town Attorney

STATE OF FLORIDA
COUNTY OF LAKE

The foregoing instrument was executed, sworn to and acknowledged before me by means of ✓ physical presence or ___ online notarization, this 4 day of February, ~~2021~~ 2022 by MARTHA MACFARLANE, as Mayor of TOWN OF HOWEY-IN-THE-HILLS, a Florida municipal corporation, on its behalf.

(SEAL)

Notary Public State of Florida
Herbert R. Thomas
My Commission HH 148981
Expires 07/05/2026

_____
Signature of Notary Public

H. R. Thomas
Name of Notary Public
(Typed, Printed or stamped)

Personally Known ✓ ***OR*** Produced Identification _____
(Type of Identification Produced)

IN WITNESS WHEREOF, the parties have executed this instrument as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

"WITNESSES"

Printed Name: Nick Asma

Printed Name: Sharon D. Morgan

"OWNER"

EAGLES LANDING AT OCOEE, LLC,
a Florida limited liability company f/k/a Eagles Landing at Ocoee, Inc., a Florida corporation

By: _____
Printed Name: Richard D June II
As its: Manager

STATE OF FLORIDA
COUNTY OF Orange

The foregoing instrument was executed, sworn to and acknowledged before me by means of ✓ physical presence or _____ online notarization, this 19 day of January, 2022, by Richard D. June II, as Manager of EAGLES LANDING AT OCOEE, LLC, a Florida limited liability company f/k/a Eagles Landing at Ocoee, Inc., a Florida corporation, on its behalf.

(SEAL)

Notary Public State of Florida
Charles Nicholas Asma
My Commission GG 367176
Expires 11/06/2023

_____
Signature of Notary Public

_____
Name of Notary Public
(Typed, Printed or stamped)

Personally Known ✓ ***OR*** Produced Identification _____
(Type of Identification Produced)

IN WITNESS WHEREOF, the parties have executed this instrument as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

"WITNESSES"

Printed Name: Carmen Easton

Printed Name: Lenette Trivett

"OWNER"

HOWEY IN THE HILLS, LTD., a Florida limited partnership

By: _____
Printed Name: Edward W. Easton
Title: _____

STATE OF FLORIDA
COUNTY OF Miami-Dade

The foregoing instrument was executed, sworn to and acknowledged before me by means of ✓ physical presence or _____ online notarization, this 5 day of Jan, 2022 by Edward W Easton, as Manager of HOWEY IN THE HILLS, LTD., a Florida limited partnership, on its behalf.

(SEAL)

LENETTE TRIVETT
Notary Public - State of Florida
Commission # HH 167678
My Comm. Expires Nov 29, 2025
Bonded through National Notary Assn.

_____
Signature of Notary Public

Lenette Trivett
Name of Notary Public
(Typed, Printed or stamped)

Personally Known ✓ ***OR*** Produced Identification _____
(Type of Identification Produced)

IN WITNESS WHEREOF, the parties have executed this instrument as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

"WITNESSES"

Printed Name: Matthew Sullivan

Printed Name: Kevin Sullivan

"OWNER"

REO FUNDING SOLUTIONS IV, LLC, a Georgia limited liability company

By: _____
Printed Name: Rudy Newell
As its: Vice President

STATE OF ~~FLORIDA~~ Minnesota
COUNTY OF Hennepin

The foregoing instrument was executed, sworn to and acknowledged before me by means of X physical presence or _____ online notarization, this 2 day of Feb, 2021, by Rudy Newell, as Vice President of **REO FUNDING SOLUTIONS IV, LLC.**, a Georgia limited liability company, on its behalf.

(SEAL)

Brad Lee Halbersma
NOTARY PUBLIC
MINNESOTA
My Commission Expires Jan 31, 2024

Signature of Notary Public

Brad Halbersma
Name of Notary Public
(Typed, Printed or stamped)

Personally Known X ***OR*** Produced Identification _____
(Type of Identification Produced)

Exhibit A
to
Amended & Restated Developer's Agreement
The Reserve at Howey-in-the-Hills

LEGAL DESCRIPTION

BEGIN AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN EAST ALONG THE NORTH LINE THEREOF TO THE NORTHEAST CORNER OF THE SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN SOUTHEASTERLY ALONG A STRAIGHT LINE TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN SOUTH ALONG THE EAST LINE THEREOF, TO THE SOUTHEAST CORNER OF THE SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN WEST ALONG THE SOUTH LINE THEREOF TO THE SOUTHWEST CORNER OF THE SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN NORTH ALONG THE WEST LINE OF THE SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 TO THE POINT OF BEGINNING; LESS ALL RIGHTS OF WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA.

AND ALSO:

ALL OF BLOCK D-14 IN PALM GARDENS, A SUBDIVISION IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 11, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

ANDO ALSO:

THE SOUTH 3/4 OF THE WEST 1/2; THE NORTHWEST 1/4 OF THE NORTHWEST 1/4, LESS THE RIGHT OF WAY OF A COUNTY CLAY ROAD; AND THE SOUTH 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA.

AND ALSO:

THAT PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THAT PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 LYING NORTH AND WEST OF THE WESTERLY LINE OF THE RIGHT OF WAY OF STATE ROAD NO. 19, IN SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA; LESS AND EXCEPT THEREFROM THAT PART THEREOF LYING WITHIN TAYLOR MEMORIAL CEMETERY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 5, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, AND ALSO LESS ALL RIGHTS OF WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA.

1

AND ALSO:

THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA, BOUNDED AND DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF LOT 1, IN BLOCK D-14, IN PALM GARDENS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 11, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE RUN WEST TO THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SAID SECTION 35; THENCE RUN SOUTH ALONG THE WEST LINE OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SAID SECTION 35 TO A POINT ON THE NORTHWESTERLY LINE OF THE RIGHT OF WAY OF STATE ROAD NO. 19; THENCE RUN NORTHEASTERLY ALONG THE NORTHWESTERLY ALONG THE WESTERLY LINE OF THE SAID BLOCK D-14, TO THE POINT OF BEGINNING; LESS ALL RIGHTS OF WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA.

AND ALSO:

THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, LYING SOUTH OF THE SOUTHERLY LINE OF THE RIGHT OF WAY OF THE COUNTY ROAD. DENOTES PARCEL DESIGNATION FOR CLARITY PURPOSES.

AND ALSO:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN N89°21'35"W ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN S52°07'27"W ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 459.23 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID NORTHWESTERLY RIGHT-OF-WAY LINE HAVING A CENTRAL ANGLE OF 14°35'56", A RADIUS OF 2341.83 FEET, AN ARC LENGTH OF 596.69 FEET, A CHORD BEARING OF S44°49'31"W AND A CHORD DISTANCE OF 595.08 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE BEING A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG SAID CURVE HAVING A CENTRAL ANGLE OF 22°58'29", A RADIUS OF 2341.83 FEET, AN ARC LENGTH OF 939.04 FEET, A CHORD BEARING OF S26°02'16"W AND A CHORD DISTANCE OF 932.76 FEET; THENCE RUN N75°26'58"W, 402.66 FEET; THENCE RUN S68°12'24"W, 668.73 FEET; THENCE RUN N53°42'00"W, 250.16 FEET; THENCE RUN N12°38'17"E, 257.60 FEET; THENCE RUN N77°21'43"W, 125.00 FEET; THENCE RUN N12°38'17"E, 13.01 FEET TO THE POINT OF

CURVATURE OF A CURVE CONCAVE EASTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 39°28'41", A RADIUS OF 75.00 FEET, AN ARC LENGTH OF 51.68 FEET, A CHORD BEARING OF N32°22'37"E AND A CHORD DISTANCE OF 50.66 FEET TO THE POINT OF TANGENCY; THENCE RUN N52°06'58"E, 476.63 FEET; THENCE RUN N54°47'17"E, 150.16 FEET; THENCE RUN N52°06'58"E, 205.75 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY; THENCE RUN EASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 62°53'19", A RADIUS OF 24.99 FEET, AN ARC LENGTH OF 27.43 FEET, A CHORD BEARING OF N83°33'05"E AND A CHORD DISTANCE OF 26.08 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHWESTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 125°45'33", A RADIUS OF 99.99 FEET, AN ARC LENGTH OF 219.47 FEET, A CHORD BEARING OF N52°06'58"E AND A CHORD DISTANCE OF 178.00 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 62°53'19", A RADIUS OF 24.99 FEET, AN ARC LENGTH OF 27.43 FEET, A CHORD BEARING OF N20°40'51"E AND A CHORD DISTANCE OF 26.08 FEET TO THE POINT OF TANGENCY; THENCE RUN N52°06'58"E, 560.98 FEET TO A POINT ON THE NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF TAYLOR MEMORIAL CEMETERY; THENCE RUN S37°58'58"E ALONG SAID NORTHWESTERLY EXTENSION LINE, 613.80 FEET TO THE POINT OF BEGINNING.

AND ALSO:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN N89°21'35"W ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN S52°07'27"W ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 66.25 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S52°07'27"W ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 392.98 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 02°12'24", A RADIUS OF 2341.83 FEET, AN ARC LENGTH OF 90.19 FEET, A CHORD BEARING OF S51°01'15"W AND A CHORD DISTANCE OF 90.19 FEET TO THE MOST EASTERLY CORNER OF TAYLOR MEMORIAL CEMETERY; THENCE RUN N38°00'31"E *(N38°00'31"W)*, ALONG THE NORTHEASTERLY LINE OF SAID TAYLOR MEMORIAL CEMETERY, 547.00 FEET; THENCE RUN N52°06'58"E, 484.34 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET, A CHORD BEARING OF S82°53'02"E AND A CHORD DISTANCE OF 14.14 FEET TO THE POINT OF TANGENCY; THENCE RUN

S37°53'02"E, 525.33 TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET, A CHORD BEARING OF S07°07'12"W AND A CHORD DISTANCE OF 14.14 FEET TO THE POINT OF BEGINNING.

AND ALSO:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN N89°21'35"W ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN N52°07'27"E ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 673.75 FEET TO THE POINT OF BEGINNING; THENCE RUN N37°53'02"W, 1008.88 FEET; THENCE RUN N00°35'47"E, 116.78 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST *(NORTHEAST)* 1/4 OF SAID SECTION 35; THENCE RUN S89°24'13"E ALONG SAID NORTH LINE, 270.08 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN N00°35'58"E ALONG SAID WEST LINE, 256.12 FEET TO A POINT ON THE SOUTH LINE OF THE RESIDENCE OF DON WHITE; THENCE RUN S89°24'13" *(S89°24'13"E)* ALONG SAID SOUTH LINE, 418.17 FEET; THENCE RUN S00°35'47"W, 709.10 FEET; THENCE RUN S37°52'33"E, 317.47 FEET TO A POINT ON SAID NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN S52°07'27"W ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 329.54 FEET TO THE POINT OF BEGINNING.

3KC3 LEGAL2.DOC
REV'D 05/17/07 SVB

Exhibit B
to
Amended & Restated Developer's Agreement
The Reserve at Howey-in-the-Hills

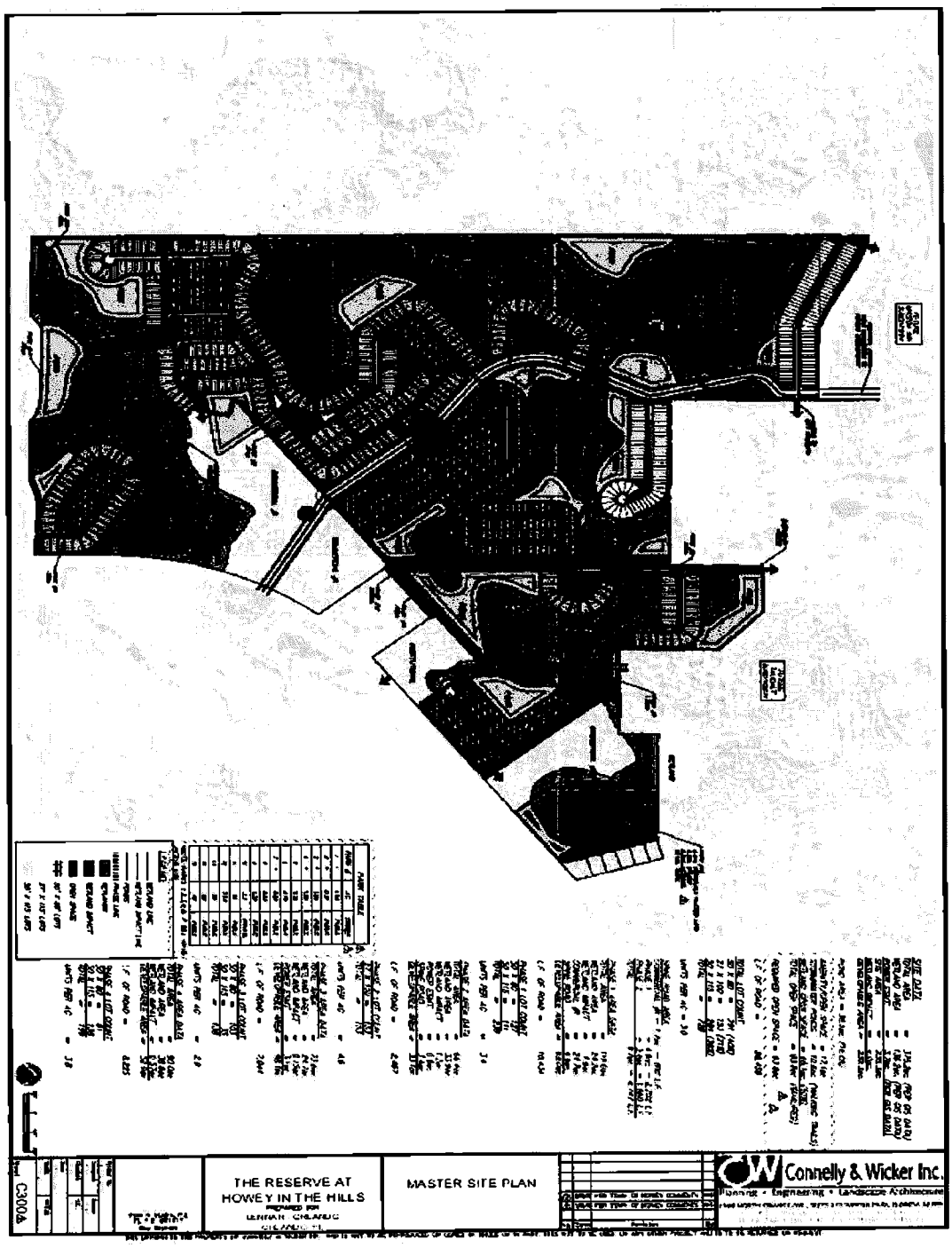
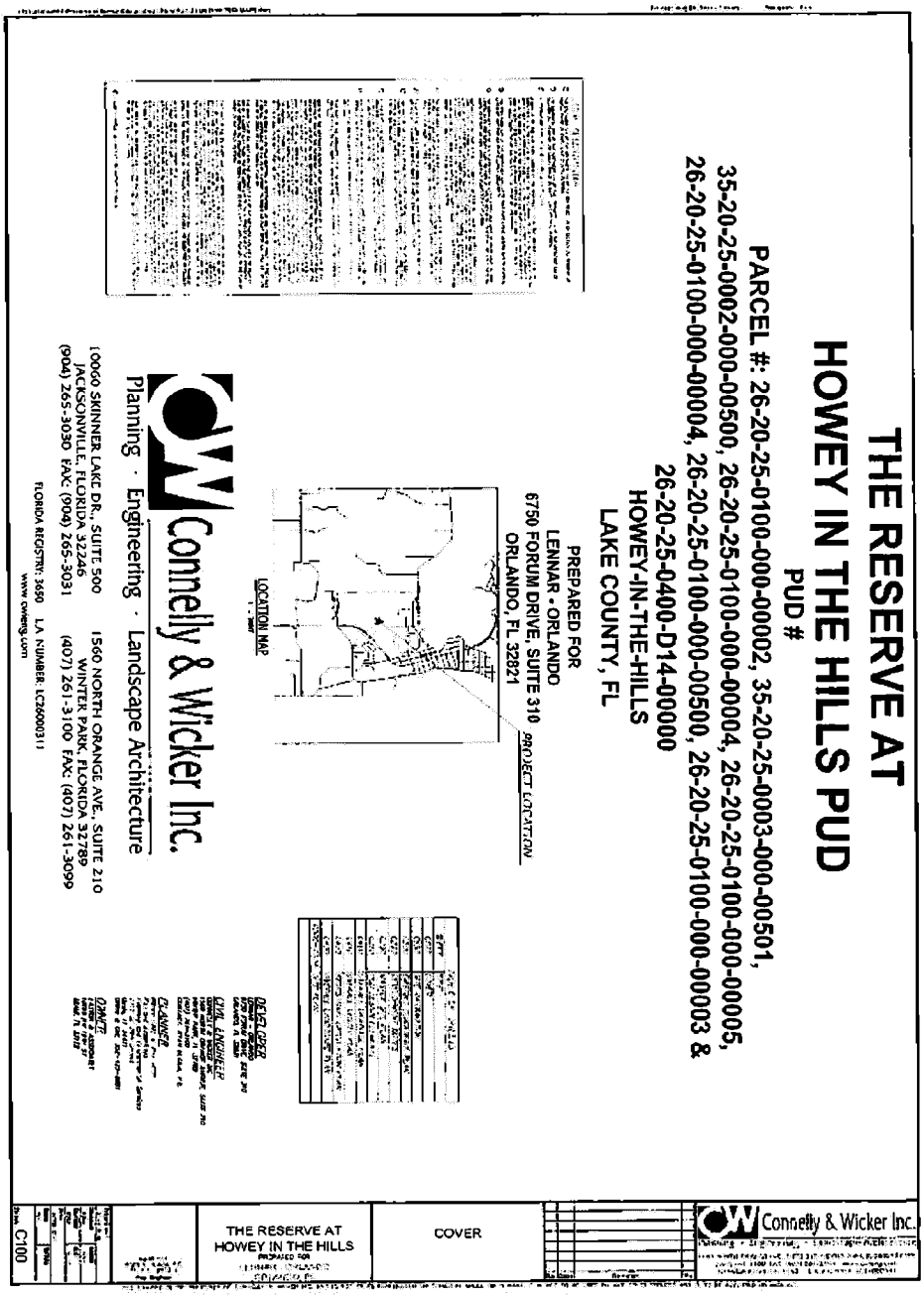
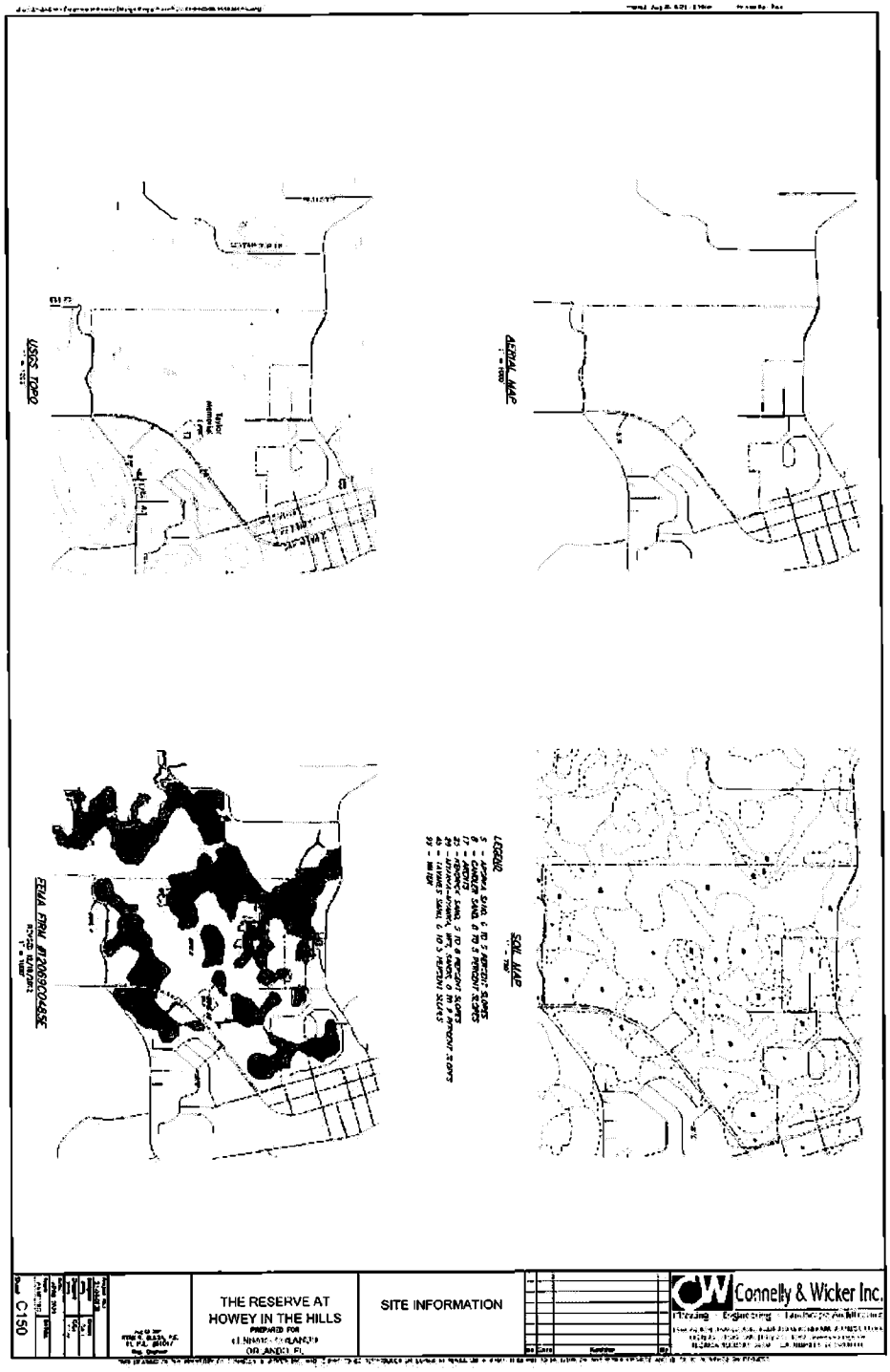
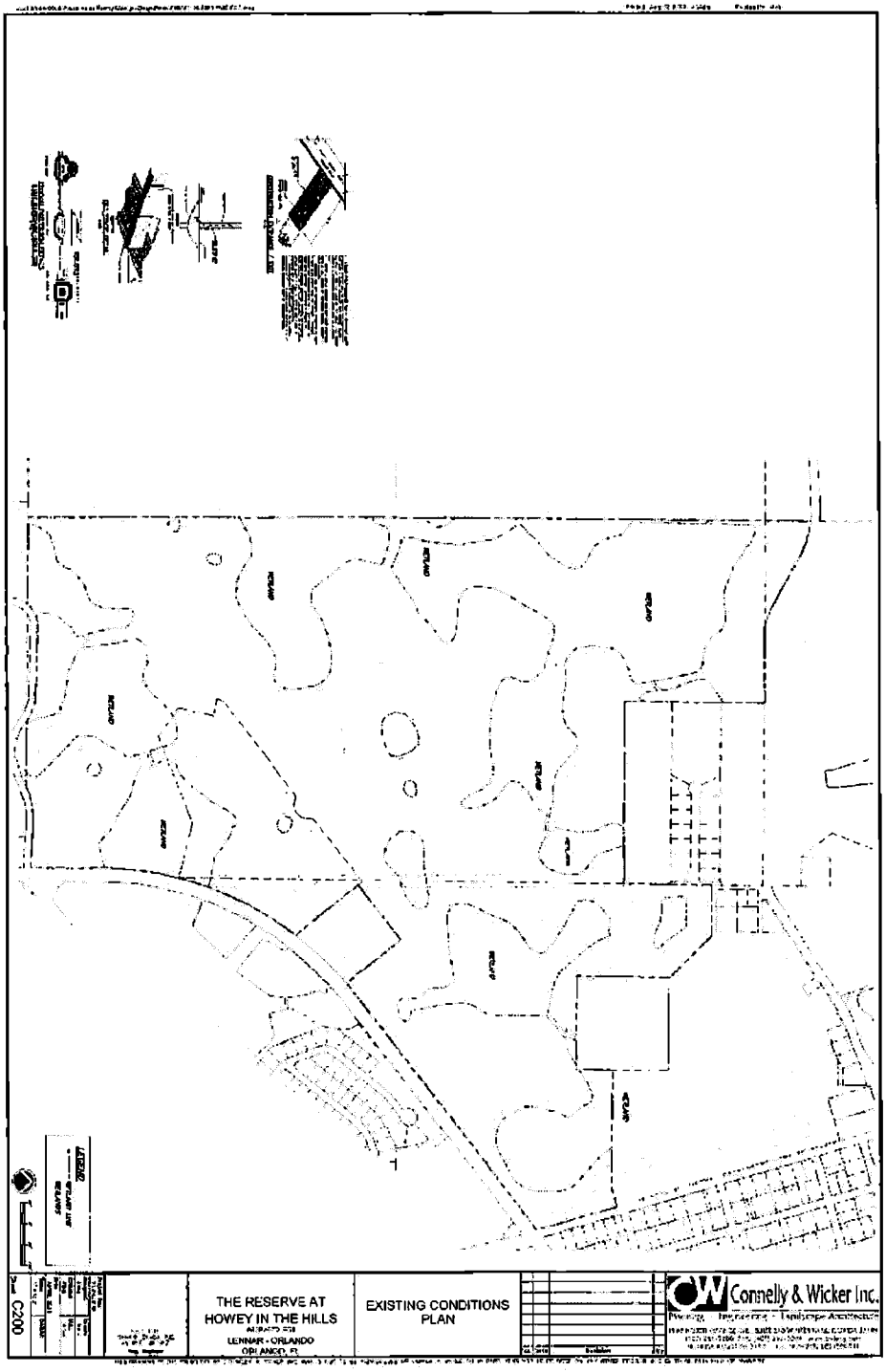
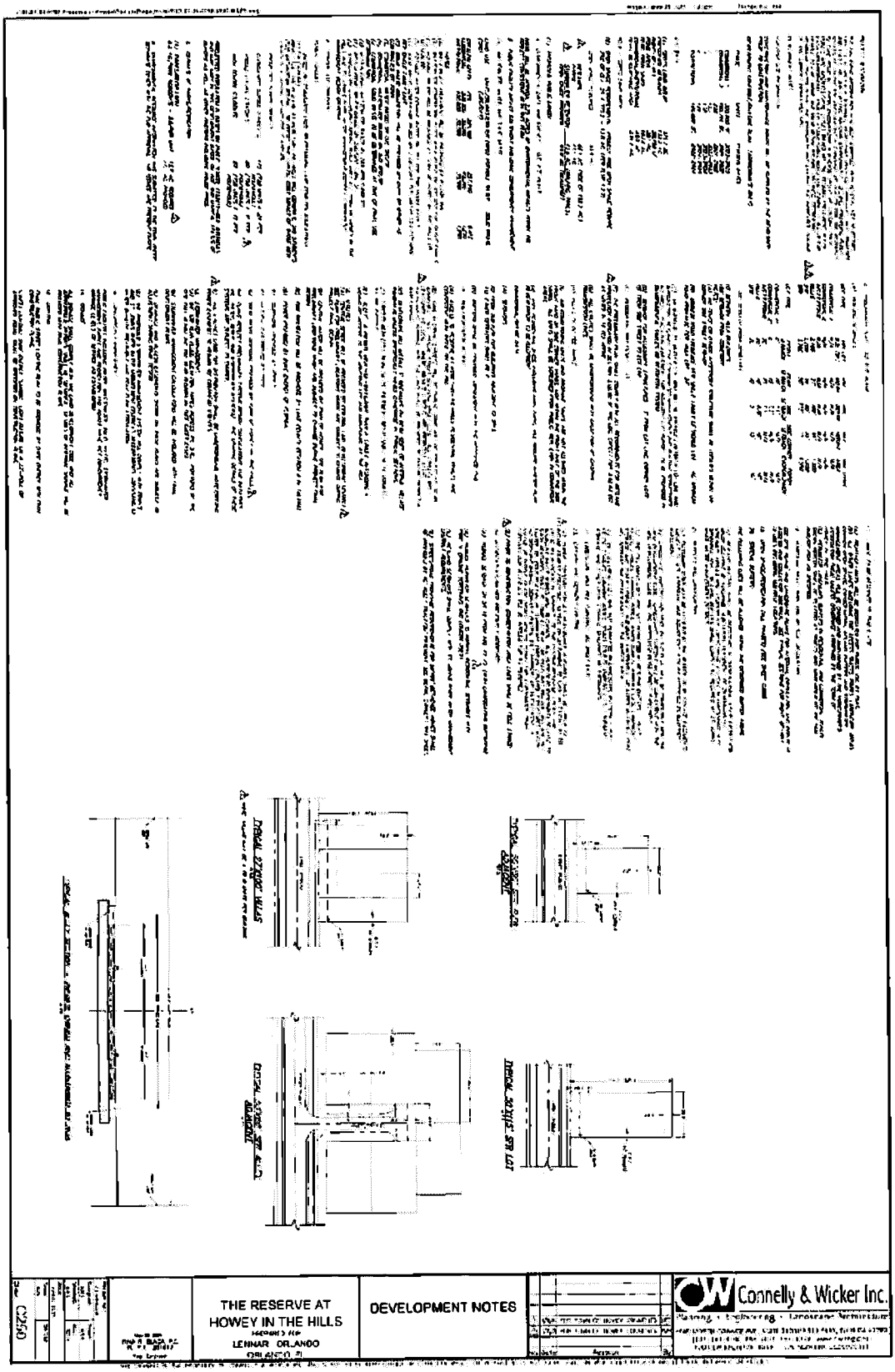


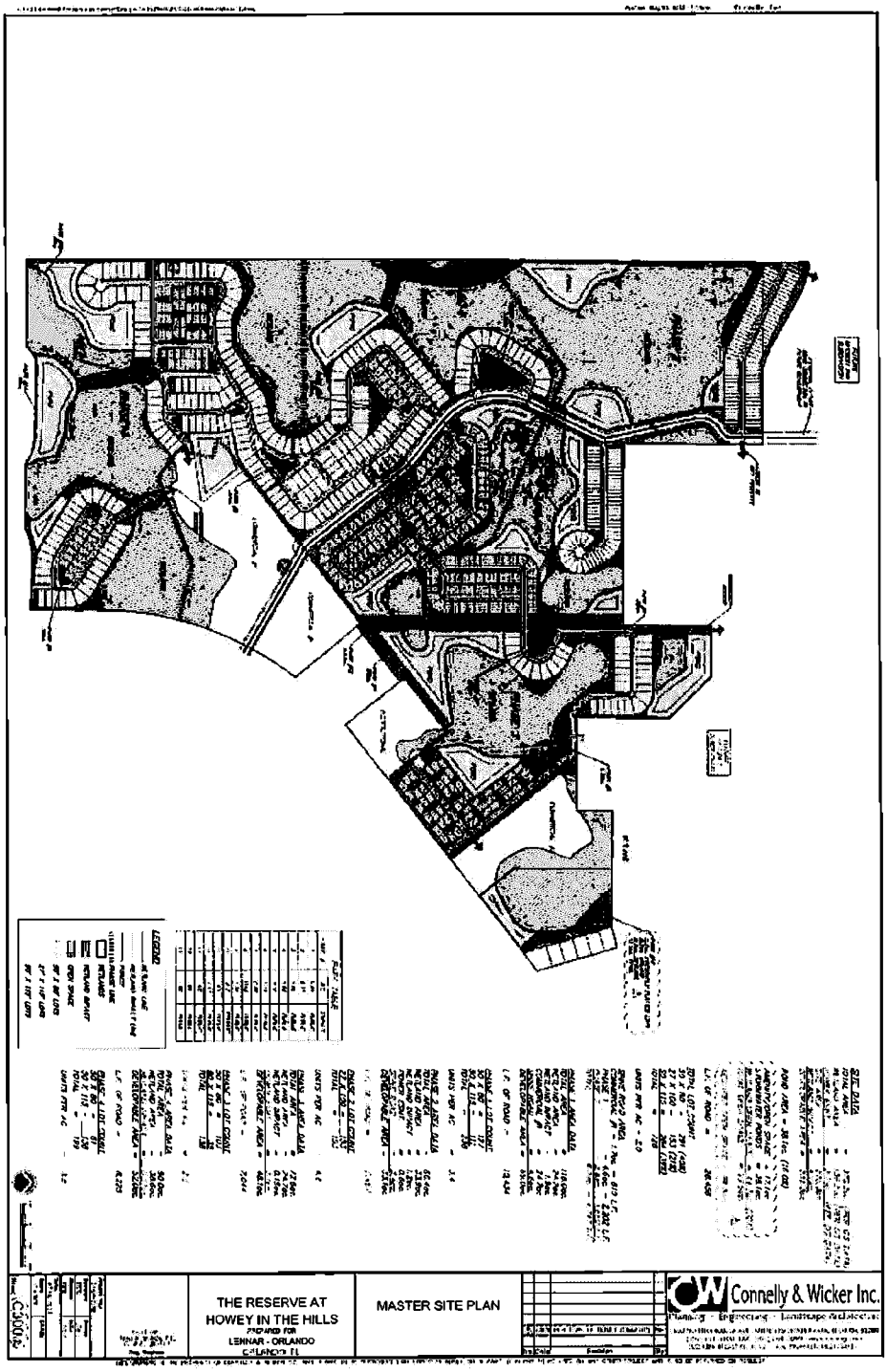
Exhibit C
to
Amended & Restated Developer's Agreement
The Reserve at Howey-in-the-Hills

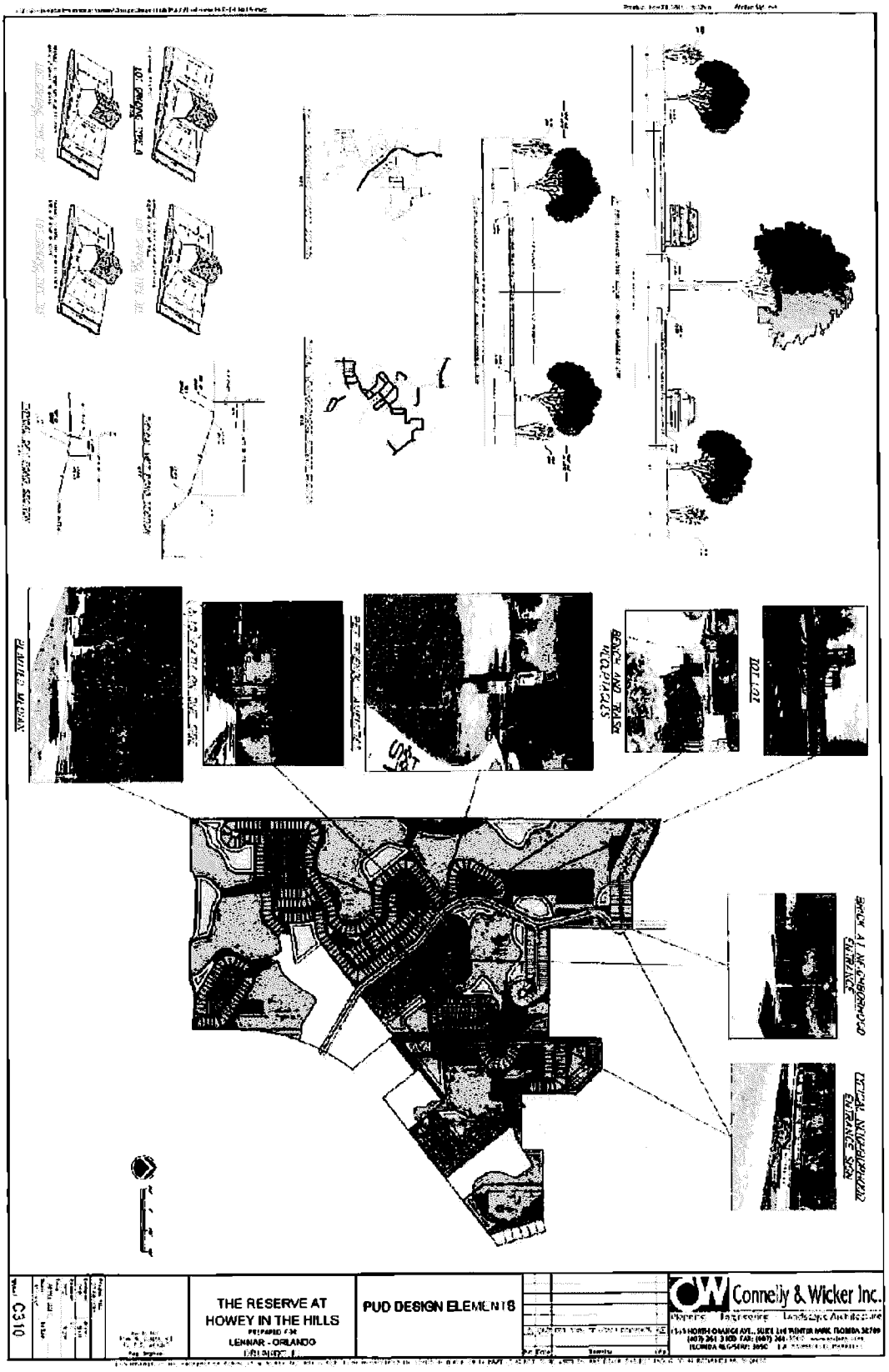


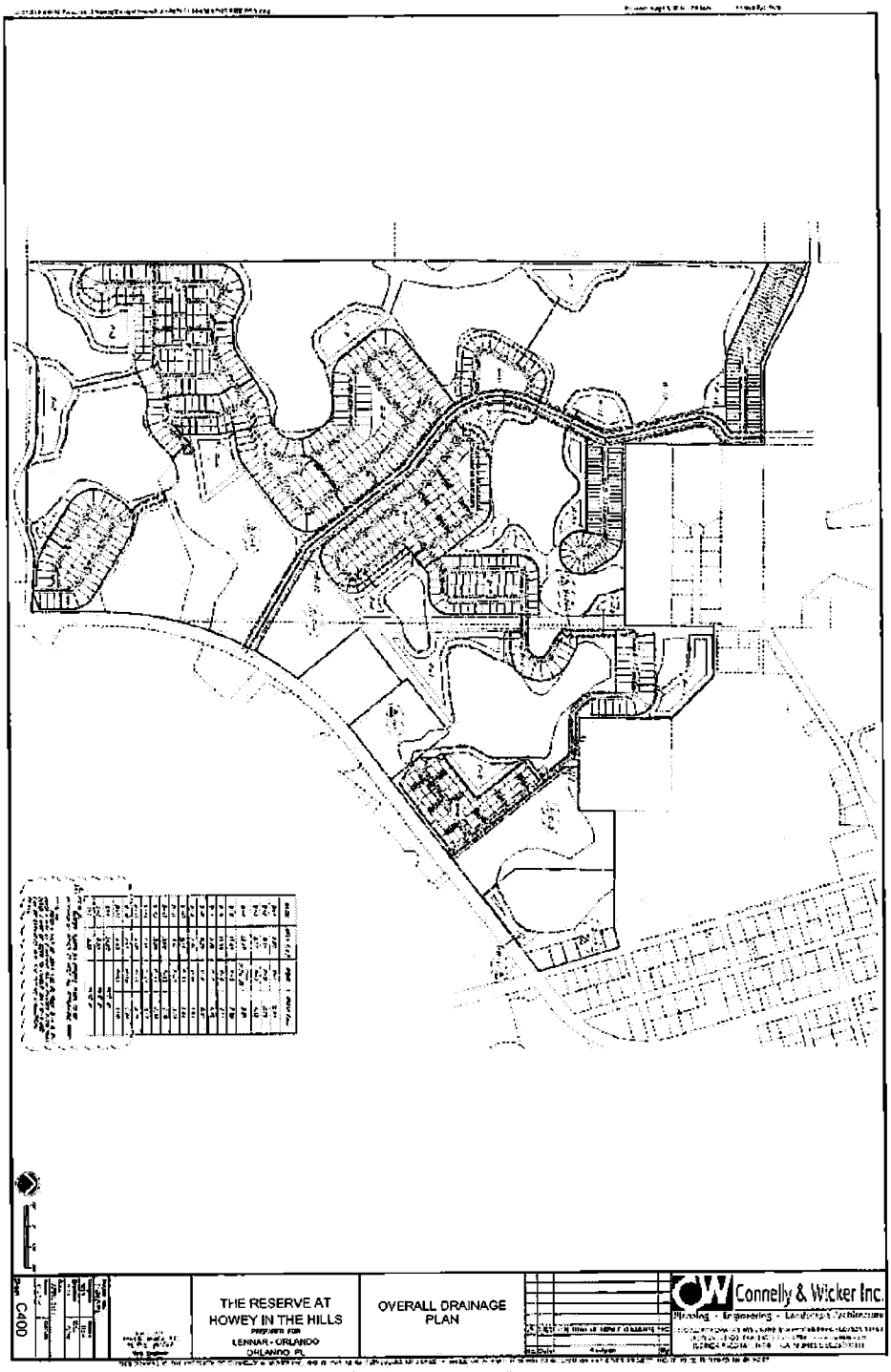

USGS TOPO
AERIAL MAP
FEMA FIRM #12095C0465E
LEGEND
SOIL MAP
THE RESERVE AT
HOWEY IN THE HILLS
SITE INFORMATION
C150
Connelly & Wicker Inc.

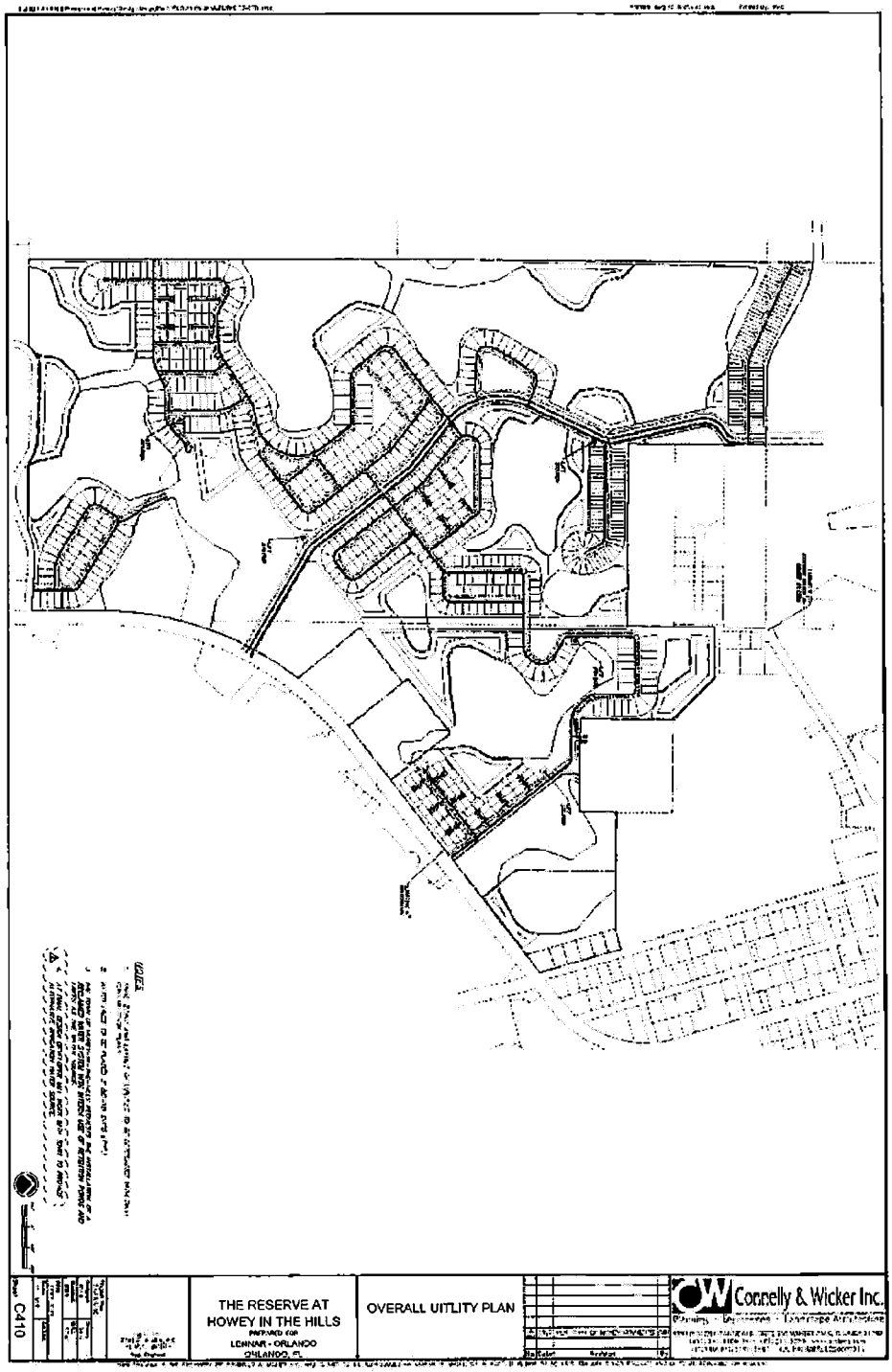

C200
THE RESERVE AT HOWEY IN THE HILLS
LENNAR - ORLANDO
ORLANDO, FL
EXISTING CONDITIONS PLAN
Connelly & Wicker Inc.

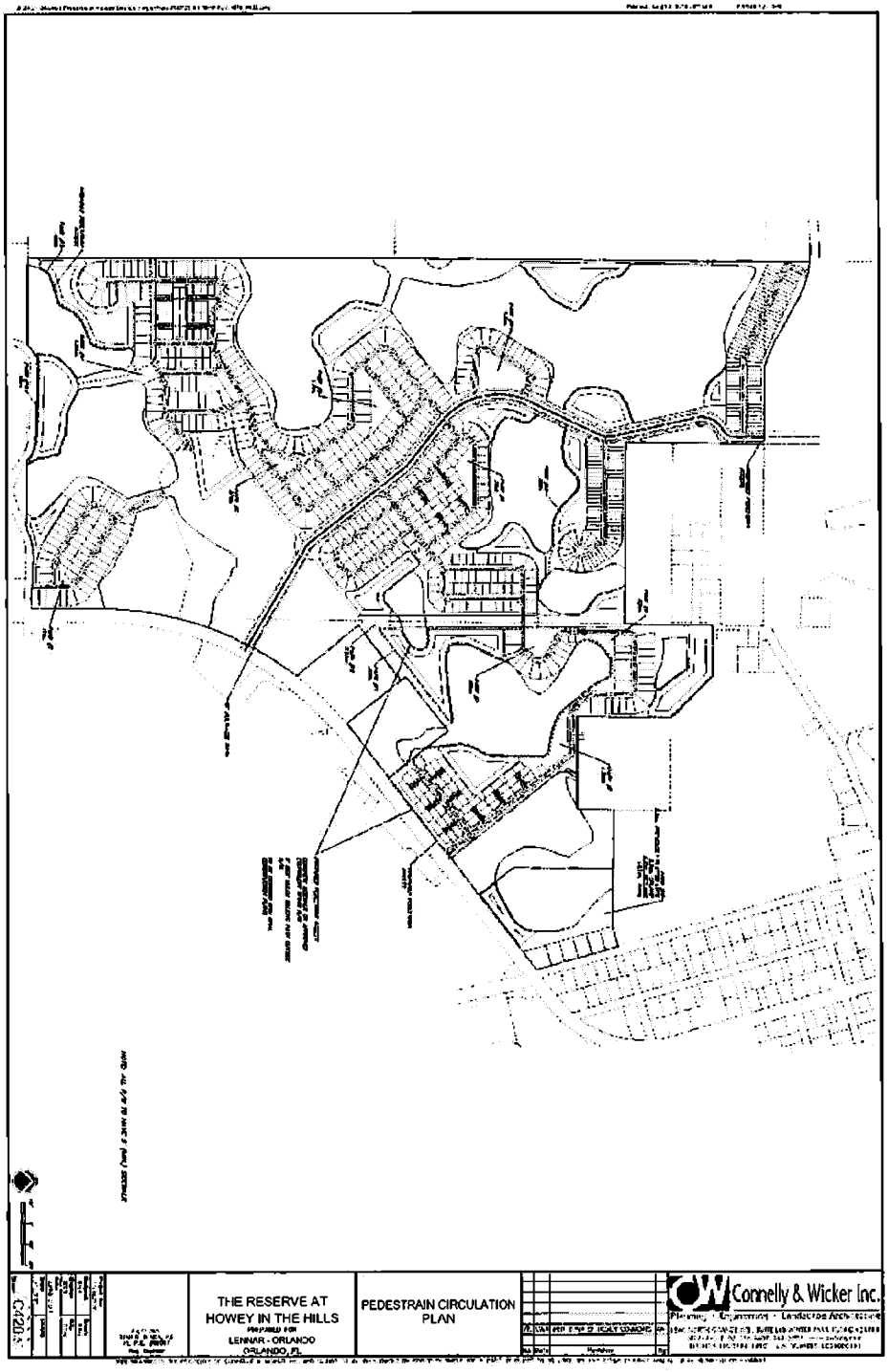

THE RESERVE AT
HOWEY IN THE HILLS
LENNAR ORLANDO
DEVELOPMENT NOTES
Connelly & Wicker Inc.
C2500

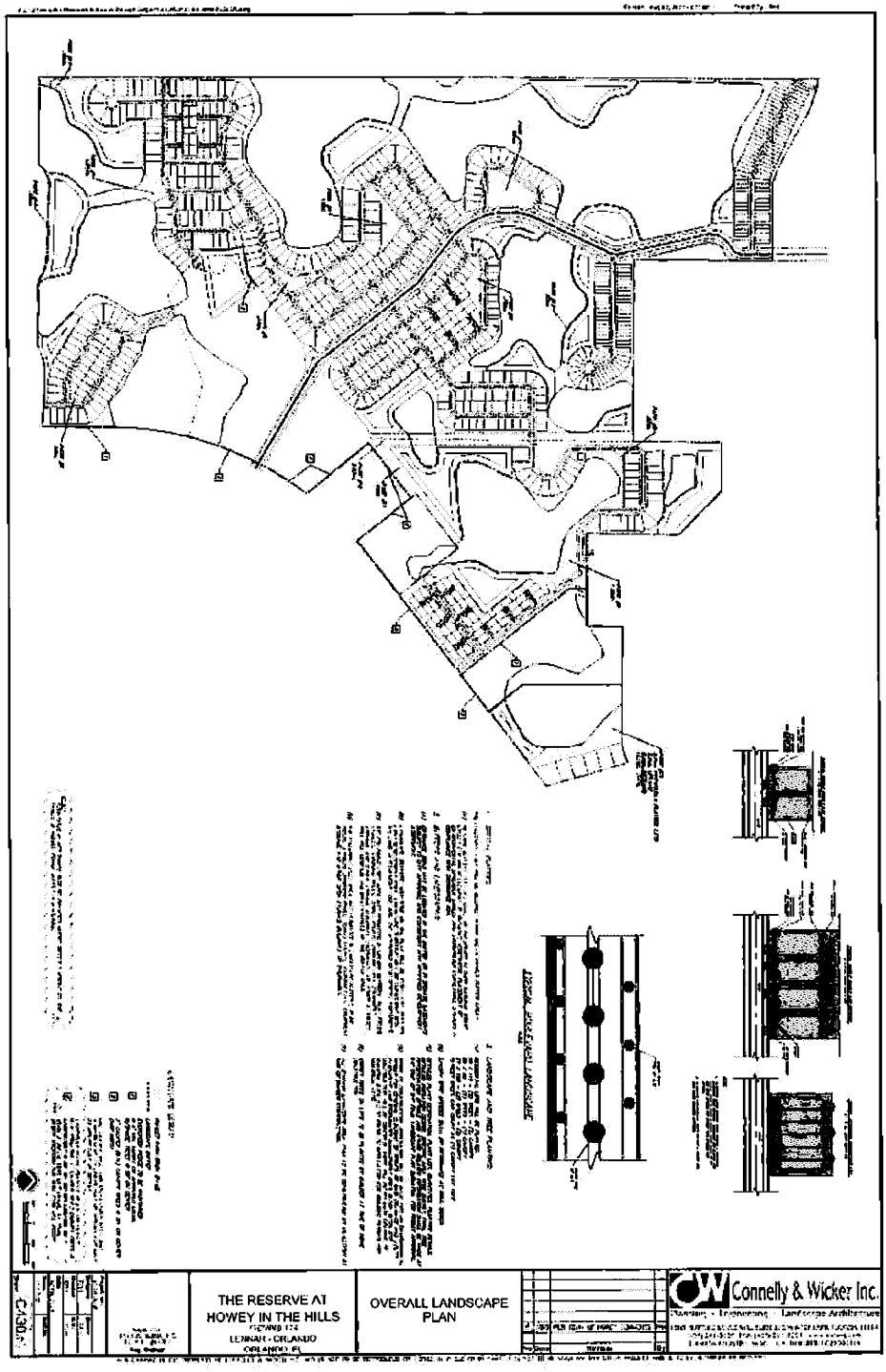

THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO FL
MASTER SITE PLAN
Connelly & Wicker Inc.
Planning · Engineering · Landscape Architecture

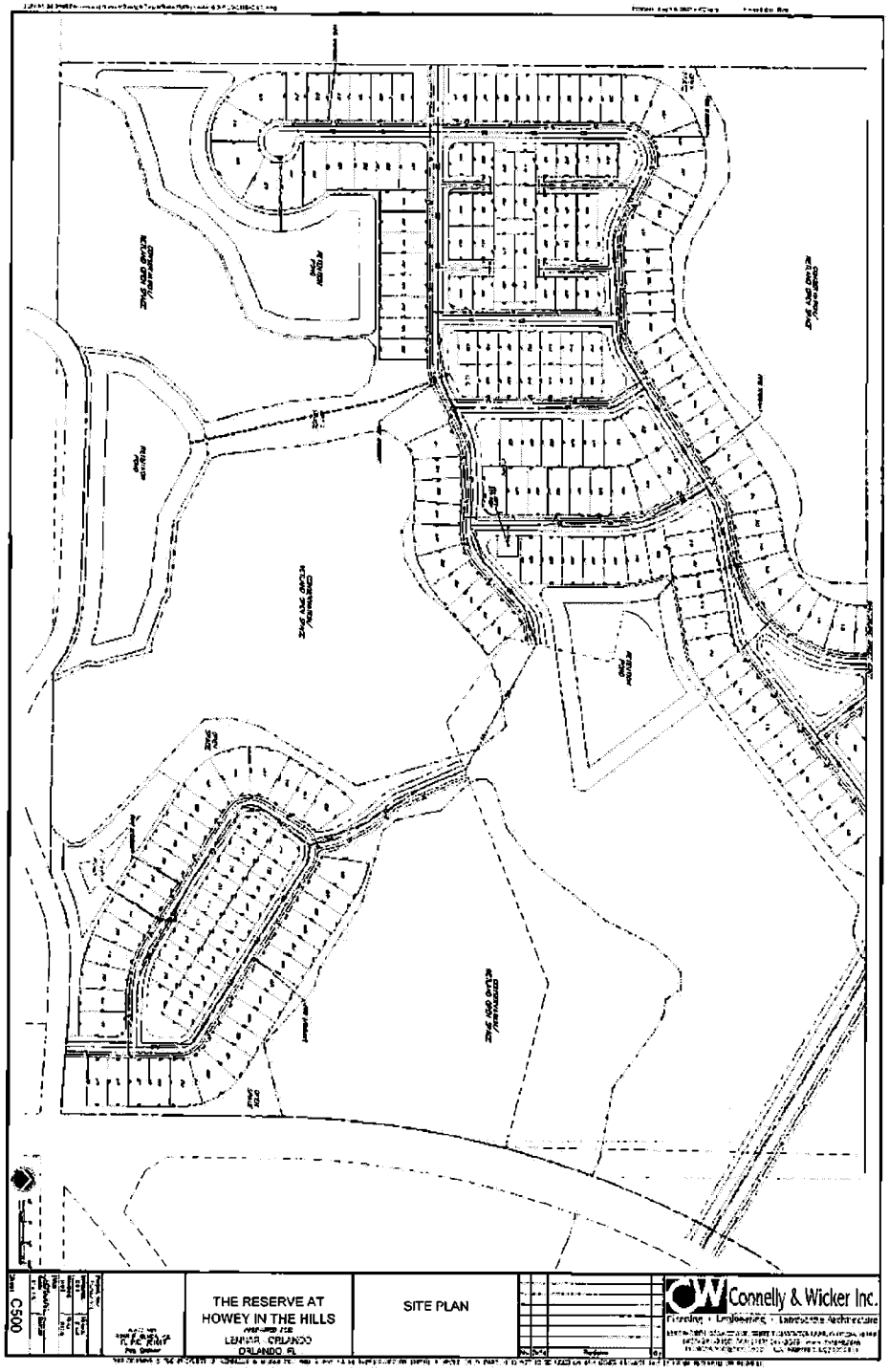

THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
PUD DESIGN ELEMENTS
Connelly & Wicker Inc.
C310

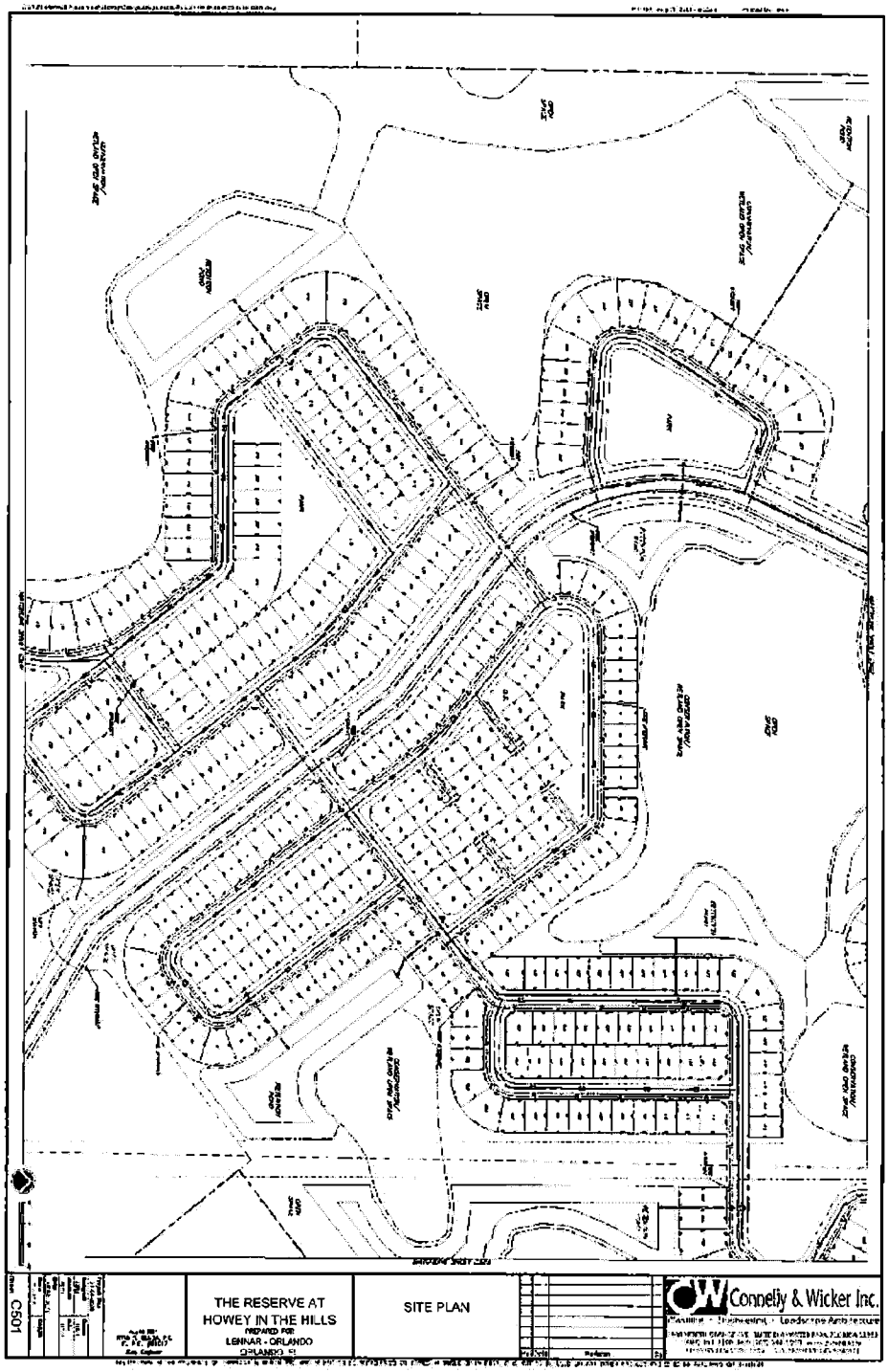

THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
OVERALL DRAINAGE
PLAN
C400
Connelly & Wicker Inc.

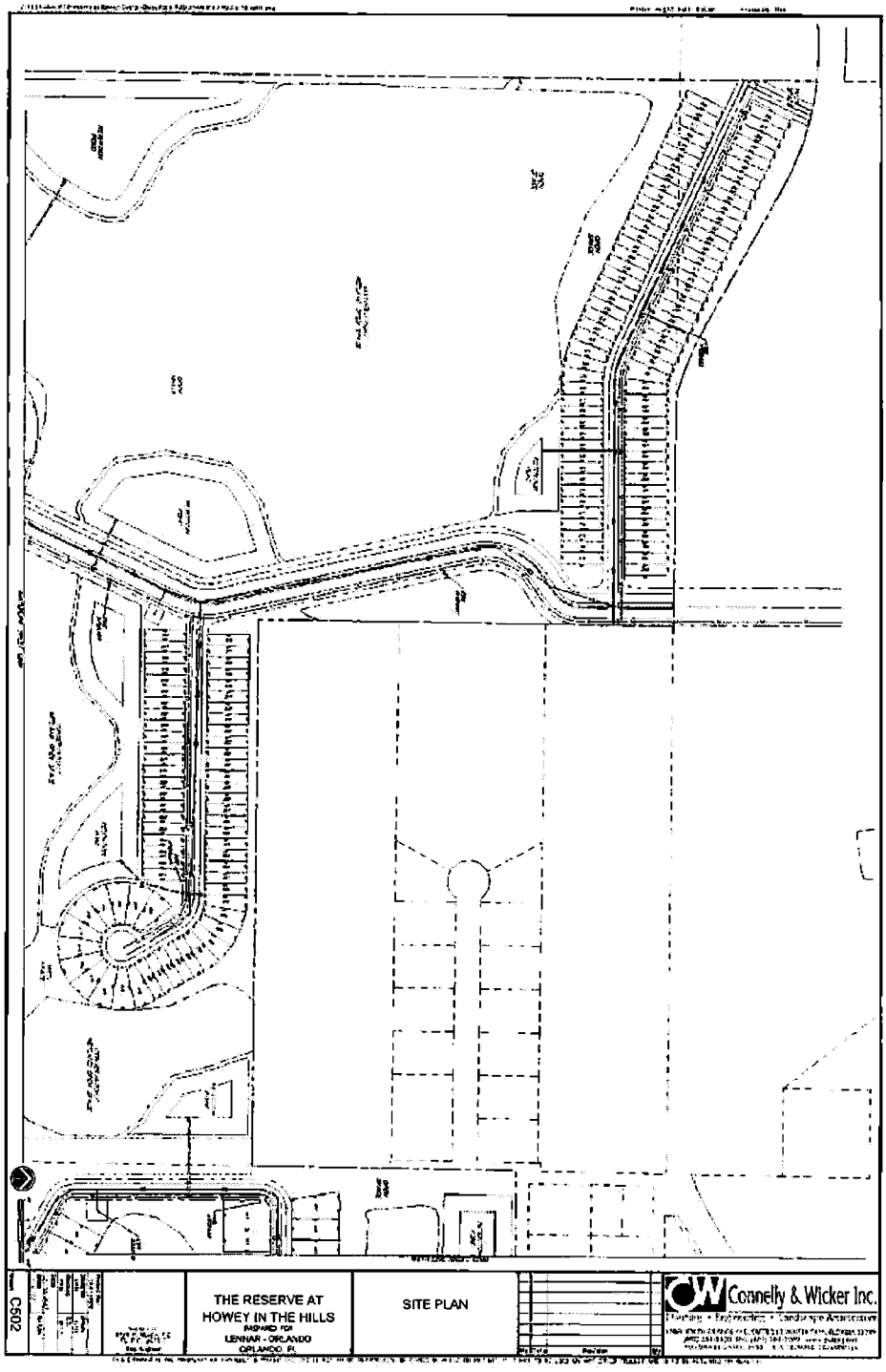

C410
THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
OVERALL UITLITY PLAN
Connelly & Wicker Inc.

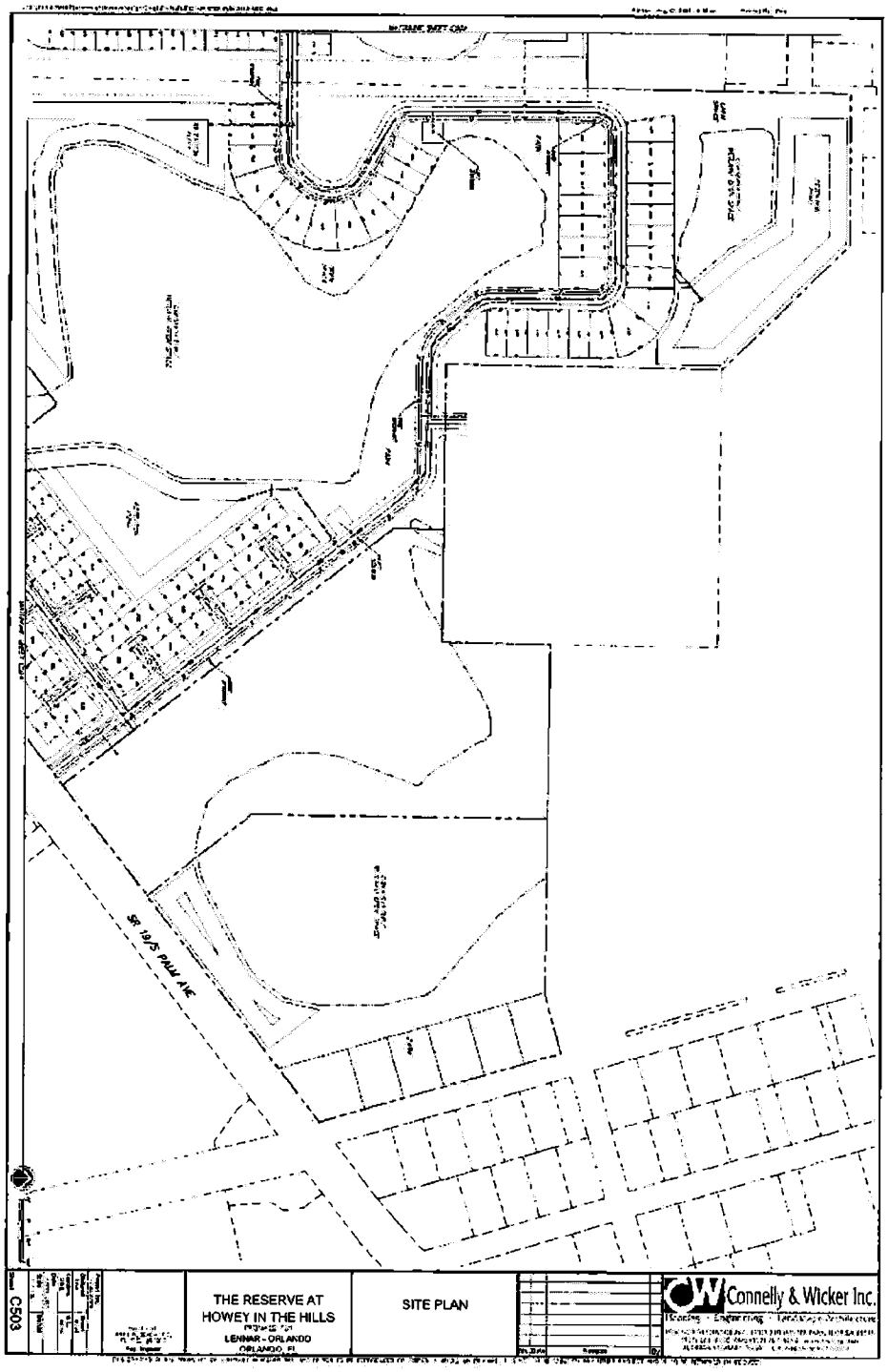

THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
PEDESTRAIN CIRCULATION
PLAN
Connelly & Wicker Inc.


THE RESERVE AT
HOWEY IN THE HILLS
LENNAR - ORLANDO
ORLANDO, FL
OVERALL LANDSCAPE
PLAN
Connelly & Wicker Inc.


THE RESERVE AT
HOWEY IN THE HILLS
LENNAR ORLANDO
ORLANDO, FL
SITE PLAN
C500
Connelly & Wicker Inc.


C501
THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR:
LENNAR - ORLANDO
ORLANDO, FL
SITE PLAN
Connelly & Wicker Inc.


C502
THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
SITE PLAN
Connelly & Wicker Inc.


SR 19/S PINE AVE
C503
THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
SITE PLAN
Connelly & Wicker Inc.

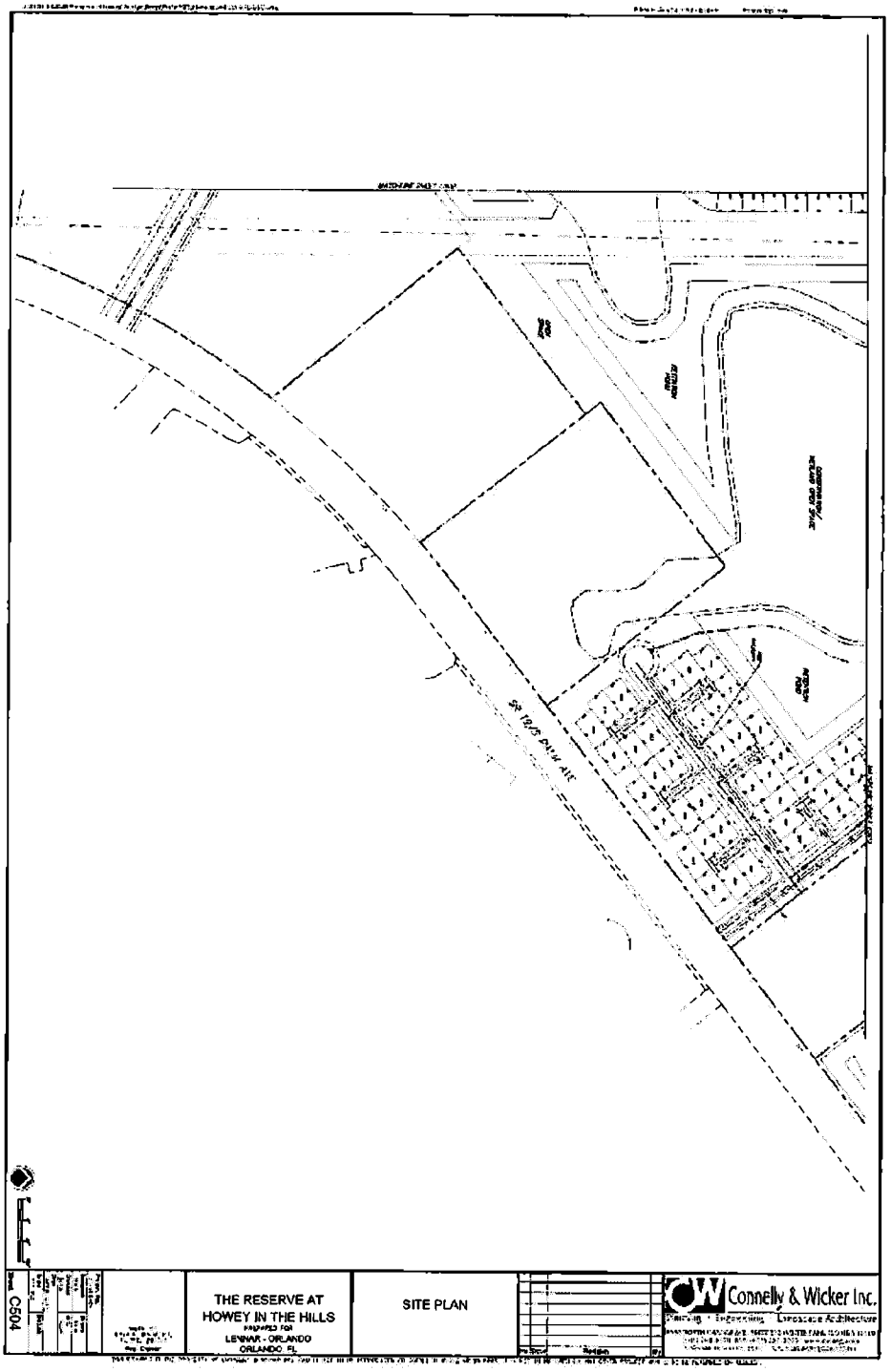
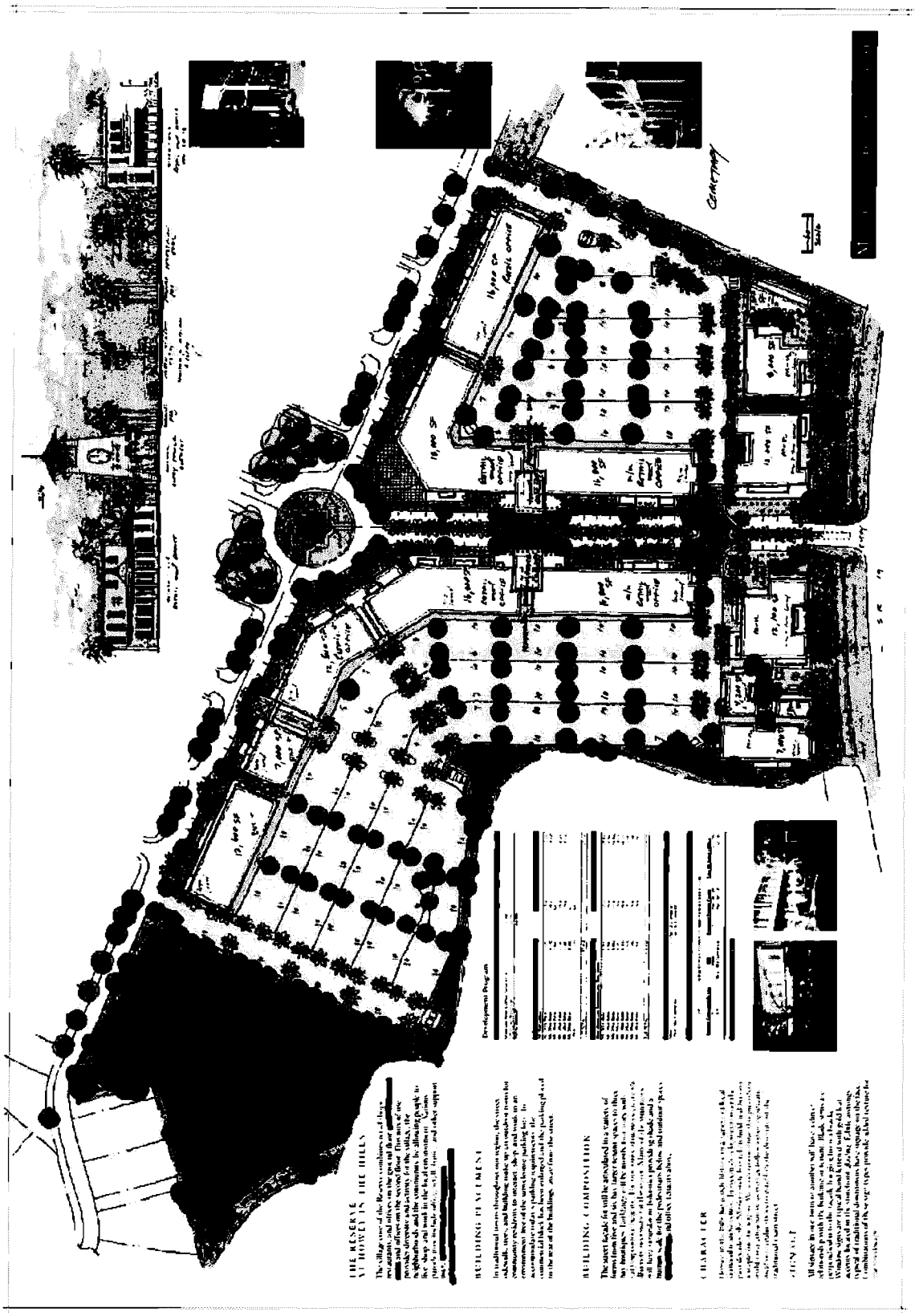

SR 19/S 33rd Ave
THE RESERVE AT
HOWEY IN THE HILLS
PREPARED FOR
LENNAR - ORLANDO
ORLANDO, FL
SITE PLAN
C504
Connelly & Wicker Inc.

Exhibit D
to
Amended & Restated Developer's Agreement
The Reserve at Howey-in-the-Hills



THE RESERVE
AT HOWEY IN THE HILLS

SELF STORAGE FACILITY

The street frontage buildings of the facility will be modeled in the same fashion as the Village Center. The interior buildings will be low profile single story structures surrounded by the architecture on the street and a wall along the residential areas

WALL DETAIL

AREA PLAN

BUILDING ELEVATIONS

#45231950 v9

Printed: Aug 25, 2025 - 3:46pm Printed By: justin.williams

P:\Projects\CW\12424-01-0079 Hillside Groves Ph 2-4\Design\Dwgs\Plots\24-01-0079 MSite.dwg

LEGAL DESCRIPTION:

THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA;

AND

THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA;

AND

A TRIANGULAR TRACT OF LAND DESCRIBED AS:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4, IN SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; RUN THENCE WEST APPROXIMATELY 330 FEET TO THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN NORTH APPROXIMATELY 330 FEET TO THE NORTHEAST CORNER OF THE TWO AND ONE-HALF ACRE TRACT LAST DESCRIBED; THENCE SOUTHEAST TO THE POINT OF BEGINNING;

AND

THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, LESS THAT PART LYING WITHIN TAYLOR MEMORIAL CEMETERY HEREINAFTER PARTICULARLY DESCRIBED:

THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, LYING NORTH AND WEST OF STATE ROAD 19, NOW PAVED. LESS AND EXCEPT SUCH PORTION OF TAYLOR MEMORIAL CEMETERY INCLUDED THEREIN, WHICH CEMETERY IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST 1/2 MILE CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; RUN WEST 1490 FEET TO AN IRON PIPE ON THE NORTH RIGHT-OF-WAY LINE OF SAID STATE ROAD NOW PAVED; THENCE SOUTHWESTERLY ALONG SAID RIGHT-OF-WAY LINE 446.5 FEET TO A CEMENT MARKER AND THE POINT OF BEGINNING OF CEMETERY PROPERTY; RUN THENCE SOUTHWESTERLY WITH THE NORTH RIGHT-OF-WAY LINE OF SAID ROAD 509.4 FEET; THENCE NORTH 36°27' WEST, 573.6 FEET; THENCE NORTH 51°33' EAST, 500 FEET; THENCE SOUTH 38°27 EAST, 500 FEET TO THE POINT OF BEGINNING;

AND

THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4, LYING NORTH AND WEST OF STATE ROAD 19, NOW PAVED, LESS AND EXCEPT SUCH PART THEREOF AS IS CONTAINED IN THE PLAT OF PALM GARDENS AS RECORDED IN THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA ON FEBRUARY 26, 1951, IN PLAT BOOK 12, PAGE 11;

AND

THE WEST 1/2, LESS AND EXCEPT THE NORTH 3/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4, IN SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA;

AND

THAT PART OF THE SOUTH 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, LYING SOUTH OF COUNTY CLAY ROAD, IN SECTION 26, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA. SUBJECT TO THE RIGHTS-OF-WAY FOR ALL EXISTING STATE, COUNTY AND TOWN ROAD, STREETS AND HIGHWAYS;

AND

A TRACT OF LAND LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND GENERALLY DESCRIBED AS LYING SOUTH OF THE RESIDENCE OF DON WHITE AND WEST OF THE WESTERLY BOUNDARY LINE OF PALM GARDENS SUBDIVISION;

AND

ALL OF BLOCK D-14, ACCORDING TO THE PLAT OF PALM GARDENS, FILED FEBRUARY 26, 1951, AND RECORDED IN PLAT BOOK 12, PAGE 11, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

ALL OF THE ABOVE LAKE COUNTY PROPERTY BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN EAST ALONG THE NORTH LINE THEREOF TO THE NORTHEAST CORNER OF THE SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN SOUTHEASTERLY ALONG A STRAIGHT LINE TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN SOUTH ALONG EAST LINE THEREOF, TO THE SOUTHEAST CORNER OF THE SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN WEST ALONG THE SOUTH LINE THEREOF TO THE SOUTHWEST CORNER OF THE SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE RUN NORTH ALONG THE WEST LINE OF THE SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 TO THE POINT OF BEGINNING; LESS ALL RIGHTS-OF-WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA.

ALL OF BLOCK D-14 IN PALM GARDENS, A SUBDIVISION IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 11 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

THE SOUTH 3/4 OF THE WEST 1/2; THE NORTHWEST 1/4 OF THE NORTHWEST 1/4, LESS THE RIGHT-OF-WAY OF A COUNTY CLAY ROAD; AND THE SOUTH 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA.

THAT PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THAT PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 LYING NORTH AND WEST OF THE WESTERLY LINE OF THE RIGHT-OF-WAY OF STATE ROAD NO. 19, IN SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA; LESS AND EXCEPT THEREFROM THAT PART THEREOF LYING WITHIN TAYLOR MEMORIAL CEMETERY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 5, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, AND ALSO LESS ALL RIGHTS-OF-WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA.

THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, IN THE TOWN OF HOWEY IN THE HILLS, FLORIDA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF LOT 1, IN BLOCK D-14, IN PALM GARDENS, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 12, PAGE 11, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE RUN WEST TO THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SAID SECTION 35; THENCE RUN SOUTH ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF THE SAID SECTION 35 TO A POINT ON THE NORTHWESTERLY LINE OF THE RIGHT-OF-WAY OF STATE ROAD NO. 19; THENCE RUN NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF THE SAID RIGHT-OF-WAY LINE OF BLOCK D-14, OF THE SAID PALM GARDENS SUBDIVISION; THENCE RUN NORTHWESTERLY ALONG THE WESTERLY LINE OF THE SAID BLOCK D-14, TO THE POINT OF BEGINNING; LESS ALL RIGHTS-OF-WAY FOR STREETS IN HOWEY IN THE HILLS, FLORIDA,

THAT PART OF THE SOUTH 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, LYING SOUTH OF THE SOUTHERLY LINE OF THE RIGHT-OF-WAY OF THE COUNTY ROAD.

LESS THE FOLLOWING DESCRIBED PARCEL:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN NORTH 89°21'35" WEST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN SOUTH 52°07'27" WEST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 459.23 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID NORTHWESTERLY RIGHT-OF-WAY LINE HAVING A CENTRAL ANGLE OF 14°05'56", A RADIUS OF 1481.83 FEET, AN ARC LENGTH OF 596.69 FEET, A CHORD BEARING OF SOUTH 44°49'31" WEST AND A CHORD DISTANCE OF 595.08 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE BEING A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG SAID CURVE HAVING A CENTRAL ANGLE OF 22°58'29", A RADIUS OF 2341.83 FEET, AN ARC LENGTH OF 939.04 FEET, A CHORD BEARING OF SOUTH 26°02'16" WEST AND A CHORD DISTANCE OF 932.76 FEET; THENCE RUN NORTH 75°26'58" WEST, 402.66 FEET; THENCE RUN SOUTH 69°12'24" WEST, 668.73 FEET; THENCE RUN NORTH 53°42'00" WEST, 250.16 FEET; THENCE RUN NORTH 12°38'17" EAST, 257.60 FEET; THENCE RUN NORTH 77°21'43" WEST, 125.00 FEET; THENCE RUN NORTH 12°38'17" EAST, 13.01 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 39°28'41", A RADIUS OF 75.00 FEET, AN ARC LENGTH OF 51.68 FEET, A CHORD BEARING OF NORTH 32°22'37" EAST AND A CHORD DISTANCE OF 50.66 FEET TO THE POINT OF TANGENCY; THENCE RUN NORTH 52°06'58" EAST, 476.63 FEET; THENCE RUN NORTH 54°47'17" EAST, 150.16 FEET; THENCE RUN NORTH 52°06'58" EAST, 205.75 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY; THENCE RUN EASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 62°53'19", A RADIUS OF 24.99 FEET, AN ARC LENGTH OF 27.43 FEET, A CHORD BEARING OF NORTH 83°33'05" EAST AND A CHORD DISTANCE OF 26.08 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHWESTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 125°45'33", A RADIUS OF 99.99 FEET, AN ARC LENGTH OF 219.47 FEET, A CHORD BEARING OF NORTH 52°06'58" EAST AND A CHORD DISTANCE OF 178.00 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 62°53'19", A RADIUS OF 24.99 FEET, AN ARC LENGTH OF 27.43 FEET, A CHORD BEARING OF NORTH 20°40'51" EAST AND A CHORD DISTANCE OF 26.08 FEET TO THE POINT OF TANGENCY; THENCE RUN NORTH 52°06'58" EAST, 560.98 FEET TO A POINT ON THE NORTHWESTERLY EXTENSION OF THE SOUTHWESTERLY LINE OF TAYLOR MEMORIAL CEMETERY; THENCE RUN SOUTH 37°58'58" EAST ALONG SAID NORTHWESTERLY EXTENSION LINE, 613.80 FEET TO THE POINT OF BEGINNING.

ALSO LESS THE FOLLOWING DESCRIBED PARCEL:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN NORTH 89°21'35" WEST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN SOUTH 52°07'27" WEST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 392.98 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 52°07'27" WEST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 66.25 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 02°12'24", A RADIUS OF 2341.83 FEET, AN ARC LENGTH OF 90.19 FEET, A CHORD BEARING OF SOUTH 51°01'15" WEST AND A CHORD DISTANCE OF 90.19 FEET TO THE MOST EASTERLY CORNER OF TAYLOR MEMORIAL CEMETERY; THENCE RUN NORTH 38°00'31" WEST, ALONG THE NORTHEASTERLY LINE OF SAID TAYLOR MEMORIAL CEMETERY, 547.00 FEET; THENCE RUN NORTH 52°08'58" EAST, 484.34 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET, A CHORD BEARING OF SOUTH 82°53'02" EAST AND A CHORD DISTANCE OF 14.14 FEET TO THE POINT OF TANGENCY; THENCE RUN SOUTH 37°53'02" EAST, 525.33 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET, A CHORD BEARING OF SOUTH 07°07'12" WEST AND A CHORD DISTANCE OF 14.14 FEET TO THE POINT OF BEGINNING.

AND, ALSO LESS THE FOLLOWING DESCRIBED PARCEL:

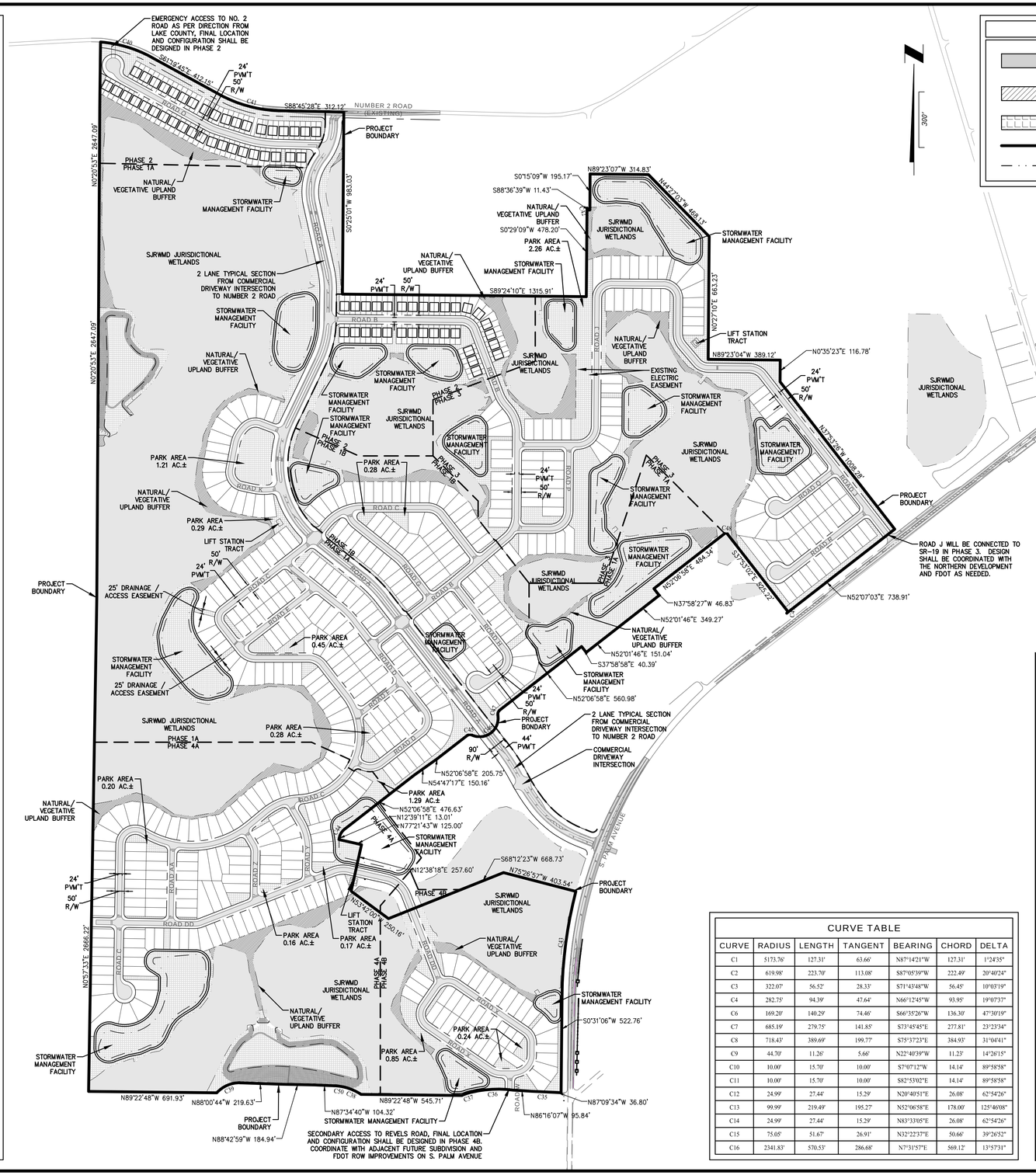
COMMENCE AT THE EAST 1/4 CORNER OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA; THENCE RUN NORTH 89°21'35" WEST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, 1487.79 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19 THENCE RUN NORTH 52°07'27" EAST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 673.75 FEET TO THE POINT OF BEGINNING; THENCE RUN NORTH 37°53'02" WEST, 1008.88 FEET; THENCE RUN NORTH 00°35'47" EAST, 116.78 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 35; THENCE RUN SOUTH 89°24'13" EAST ALONG SAID NORTH LINE, 270.08 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN NORTH 00°35'58" EAST ALONG SAID WEST LINE, 256.12 FEET TO A POINT ON THE SOUTH LINE OF THE RESIDENCE OF DON WHITE; THENCE RUN SOUTH 89°24'13" EAST ALONG SAID SOUTH LINE, 418.17 FEET; THENCE RUN SOUTH 00°35'47" WEST, 709.10 FEET; THENCE RUN SOUTH 37°52'33" EAST, 317.47 FEET TO A POINT ON SAID NORTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 19; THENCE RUN SOUTH 52°07'27" WEST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, 329.54 FEET TO THE POINT OF BEGINNING.

ALSO, LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

THAT PARCEL DESCRIBED AS THE TAYLOR MEMORIAL CEMETERY IN THAT QUITCLAIM DEED RECORDED IN OFFICIAL RECORDS BOOK 1147, PAGE 1398, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

PARCEL 2 (EASEMENT ESTATE):

TOGETHER WITH THOSE APPURTENANT EASEMENTS AS SET FORTH AND GRANTED BY EAGLES LANDING AT OCOEE, INC., A FLORIDA CORPORATION, TO HOWEY IN THE HILLS, A FLORIDA LIMITED PARTNERSHIP, IN THAT DEVELOPMENT AGREEMENT AND GRANT OF EASEMENTS, RECORDED NOVEMBER 10, 2005 IN OFFICIAL RECORDS BOOK 3003, PAGE 1377, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	BEARING	CHORD	DELTA
C1	5173.76'	127.31'	63.66'	N87°14'21"W	127.31'	1°24'35"
C2	619.98'	223.70'	113.08'	S87°05'39"W	222.49'	20°40'24"
C3	322.07'	56.52'	28.33'	S71°43'48"W	56.45'	10°03'19"
C4	282.75'	94.39'	47.64'	N66°12'45"W	93.95'	19°07'37"
C6	169.20'	140.29'	74.46'	S66°35'26"W	136.30'	47°30'19"
C7	685.19'	279.75'	141.85'	S73°45'45"E	277.81'	23°23'34"
C8	718.43'	389.69'	199.77'	S75°37'23"E	384.93'	31°04'41"
C9	44.70'	11.26'	5.66'	N22°40'39"W	11.23'	14°26'15"
C10	10.00'	15.70'	10.00'	S7°07'12"W	14.14'	89°58'58"
C11	10.00'	15.70'	10.00'	S82°53'02"E	14.14'	89°58'58"
C12	24.99'	27.44'	15.29'	N20°40'51"E	26.08'	62°54'26"
C13	99.99'	219.49'	195.27'	N52°06'58"E	178.00'	125°46'08"
C14	24.99'	27.44'	15.29'	N83°33'05"E	26.08'	62°54'26"
C15	75.05'	51.67'	26.91'	N32°22'37"E	50.66'	39°26'52"
C16	2341.83'	570.53'	286.68'	N7°31'57"E	569.12'	13°57'31"

PROJECT SUMMARY

1. TOTAL SITE AREA.....320.12 ACRES
2. OPEN SPACE.....28.39 ACRES
3. MAXIMUM ALLOWABLE DEVELOPMENT
   A. 6 PHASES.....728 RESIDENTIAL UNITS

   ANTICIPATED QUANTITY PER PHASE

   PHASE 1A
   50'X80' LOTS = 16
   50'X115' LOTS = 116
   29'X100' LOTS = 0

   PHASE 1B
   50'X80' LOTS = 0
   50'X115' LOTS = 63
   29'X100' LOTS = 0

   PHASE 2
   50'X80' LOTS = 0
   50'X115' LOTS = 0
   29'X100' LOTS = 138

   PHASE 3
   50'X80' LOTS = 0
   50'X115' LOTS = 114
   29'X100' LOTS = 0

   PHASE 4A
   50'X80' LOTS = 0
   50'X115' LOTS = 131
   29'X100' LOTS = 0

   PHASE 4B
   50'X80' LOTS = 0
   50'X115' LOTS = 40
   29'X100' LOTS = 0

   TOTAL PROPOSED LOTS = 638
4. MAXIMUM IMPERVIOUS AREA
   * 50'X80' = 65% MAX IMPERVIOUS
   * 50'X115' = 60% MAX IMPERVIOUS
   * 29'X100' = 78% MAX IMPERVIOUS
5. SETBACKS
   * FRONT = 20'
   * SIDE = 5'
   * REAR = 10'
6. UPLANDS
   A. EXISTING.....191.73 ACRES
   B. CREATED.....5.66 ACRES
   C. TOTAL.....197.39 ACRES
7. WETLANDS
   A. EXISTING.....128.09 ACRES
   B. IMPACTED.....5.66 ACRES
   C. REMAINING.....122.53 ACRES
8. UPLAND BUFFERS.....12.14 ACRES
9. UPLAND PRESERVATION.....0.00 ACRES
10. STORMWATER MGMT. FACILITY.....26.14 ACRES
11. ROADS
    A. LENGTH.....(28,487.42 LF).....18.31 ACRES
12. RECREATION.....8.01 ACRES
13. EXISTING AND PROPOSED ZONING.....PUD

CW PRIME EV
CONNELLY & WICKER, LLC
10060 SKINNER LAKE DRIVE SUITE 500 JACKSONVILLE, FLORIDA 32246
PH: 904-265-3030 FAX: 904-265-3031 FLORIDA REGISTRY 3650

No.	Date	Revision	By
A			
A			
A			
A			
A			
A			

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MASTER SITE PLAN

HILLSIDE GROVE
PHASES 2-4
HOWEY IN THE HILLS
PREPARED FOR
MERITAGE HOMES

JUSTIN ELLERY WILLIAMS
P.E. NUMBER: 69260
Reg. Engineer

Project No.:	24-01-0079
Designed:	JEW
Drawn:	DCG
Checked:	JEW
O.C.:	RCW
Date:	APR 2025
Scale:	1" = 300'
Sheet	3

Date: September 9, 2025

To: Mayor and Town Council

From: Sean O'Keefe, Town Manager

Re: Consideration and Approval: **Salary Study**

Objective:
To consider authorization of solicitation of proposals for a comprehensive salary and compensation study to establish market-competitive pay rates and inform long-term budgeting for Town staff.

Summary:
At the request of Councilor Arnold, this item proposes a Town-wide salary and classification study to assess current employee compensation against regional public-sector benchmarks. The study would include analysis of existing Town positions and pay structures, comparative benchmarking with peer municipalities, recommendations for updated salary ranges and classification adjustments, and a proposed implementation schedule for adjustments over a multi-year period.

The intent is to identify both short-term and long-range adjustments needed to improve retention, recruitment, and compensation equity. The study would include midyear FY26 proposed increases to bring pay into alignment with market standards as well as suggested phased increases for FY27, FY28, and FY29, and would serve as a tool to aid in forecasting and prioritizing budget allocations for personnel.

It is expected that the study will take 4 to 5 months to complete.

Fiscal Impact:
It is anticipated that the study would cost approximately $10,000.

Staff Recommendation:
Staff recommends approval for solicitation of proposals to be brought back to Council.

Date: September 8, 2025

To: Mayor and Town Council

From: Amanda Moldan, Library Director

Re: Consideration and Approval: **Library Assistant Pay**

Objective:

To request consideration of a pay adjustment for the **Library Assistant** in recognition of the increasing scope and complexity of duties, which align more closely with responsibilities traditionally assigned to professional Librarian I staff.

Summary:

This report was formally requested by **Councilor Jon Arnold** to determine the need for an hourly pay increase for the Library Assistant position due to the advanced nature of the work performed, which significantly exceeds the scope typically associated with the job classification. For comparison, the current starting wage for Library Assistant I in the Lake County Library System is **$15.00/hour**, compared to **$16.85/hour** for Library Assistant II and **$22.04/hour** for Librarian I, and **$23.69/hour** for Librarian II.

The chart below shows the job duties as assigned to each position within the county system. The highlighted areas show the tasks performed by the Howey Library Assistant that would normally be assigned to different level Librarians/Library Assistants.

Function	Library Assistant I	Library Assistant II	Librarian I	Librarian II	Overlap Observed
Salary	$15.00-$22.30	$16.85-$25.19	$22.04-$34.37	$23.69-$37.15	
Circulation (check-in/out, accounts)	✓	✓	✓	✓	All positions may perform circulation

Patron Assistance (general inquiries, locating materials)	✓	✓	✓	✓	Assistants perform tasks similar to Librarians I/II
Program & Activity Support	✓ (assist)	✓ (assist)	✓ (participating)	✓ (Supervising/ participating)	Assistants support programming central to Librarian duties
Collection Development & Maintenance	–	–	✓	✓	Assistants locate/shelve but also support maintenance
Reference Services	–	–	✓ (in-depth reference)	✓ (in-depth reference)	Assistants provide front-line reference, bridging gap to Librarians
Management	–	–	–	✓ (staff/branch management)	Some supervisory overlap in Assistant II role

Fiscal Impact:

The fiscal impact would be dependent on council's determination of the size of the pay adjustment.

Staff Recommendation:

Staff recommends an appropriate pay adjustment for the Library Assistant.

MENU

JOB SUMMARY

LIBRARY ASSISTANT I

The essential function of the position within the organization is to perform routine to moderately complex clerical and specialized duties associated with the effective and efficient operation of the library. The position is responsible for performing circulation duties, assisting patrons, assisting with library programs and activities, shelving and locating library materials, and assisting professional librarians with various other activities as required. The position works under direct supervision according to set procedures. This position shall be required to assist with emergency support functions in the event of a declared emergency and/or any other emergency duties as assigned.

Qualifications

Any equivalent combination of education, training and experience may be considered. Requires high school diploma or GED with one (1) year of related experience. Requires a valid Florida driver's license.

Pay Plans for Pay Grade 13N

Minimum Hourly	Maximum Hourly	Minimum Annually	Maximum Annually
$15.00	$22.30	$31,200.00	$46,384.00

BACK TO JOB SUMMARIES AND PAY GRADES

Helpful Links

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Job Summaries and Pay Grades

Contact the Office of Human Resources

Phone: 352-343-9596

Fax: 352-343-9883

Physical Address:
315 W. Main St.
Suite 430
Tavares, FL 32778

MENU

JOB SUMMARY

LIBRARY ASSISTANT II

The essential function of the position within the organization is to perform routine to moderately complex clerical and specialized duties associated with the effective and efficient operation of the library. The position is responsible for performing circulation duties, assisting patrons, assisting with library programs and activities, shelving and locating library materials, training and providing instruction of assigned co-workers, and assisting professional librarians with various other activities as required. The position works under general supervision according to some procedures; decides how and when to complete tasks. This position shall be required to assist with emergency support functions in the event of a declared emergency and/or any other emergency duties as assigned.

Qualifications

Any equivalent combination of education, training and experience may be considered. Requires Associate's Degree in Library Science, Liberal Arts or a closely related field with one (1) year of related experience. Requires a valid Florida driver's license.

Pay Plans for Pay Grade 15N

Minimum Hourly	Maximum Hourly	Minimum Annually	Maximum Annually
$16.85	$25.19	$35,048.00	$52,395.20

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Phone: 352-343-9596

Fax: 352-343-9883

Physical Address:
315 W. Main St.
Suite 430
Tavares, FL 32778

MENU

JOB SUMMARY

LIBRARIAN I

The essential function of the position within the organization is to perform professional and administrative work in the provision of effective library services to the citizens of Lake County. The position is responsible for participating in adult or youth services work and programming, to include reference services, literacy services, collection development and maintenance and/or technical services, according to area(s) of assignment. The position works under general supervision according to some procedures; decides how and when to complete tasks. This position shall be required to assist with emergency support functions in the event of a declared emergency and/or any other emergency duties as assigned.

Qualifications

Any equivalent combination of education, training and experience may be considered. Requires Master's Degree in Library Science or related field from an American Library Association accredited college or university with at least one (1) year of related experience. Requires a valid Florida driver's license.

Pay Plans for Pay Grade 19E

Minimum Hourly	Maximum Hourly	Minimum Annually	Maximum Annually
$22.04	$34.37	$45,843.20	$71,489.60

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Fax: 352-343-9883

Physical Address:
315 W. Main St.
Suite 430
Tavares, FL 32778

MENU

JOB SUMMARY

LIBRARIAN II

The essential function of the position within the organization is to perform professional, administrative and supervisory work and provide effective library services in area(s) of specialization to the citizens of Lake County. The position is responsible for supervising and participating in library services and programming, collection development and maintenance, facility organization and maintenance, and community relations, and may be assigned to manage the daily activities of a branch library or assist in managing the library system's technical equipment and services. The position works under general supervision independently developing work methods and sequences. This position shall be required to assist with emergency support functions in the event of a declared emergency and/or any other emergency duties as assigned.

Qualifications

Any equivalent combination of education, training and experience may be considered. Requires a Master's Degree in Library Science from an American Library Association accredited College or University with two (2) years of experience of which one has been in a supervisory or lead capacity. Requires a valid Florida driver's license.

Pay Plans for Pay Grade 20E

Minimum Hourly	Maximum Hourly	Minimum Annually	Maximum Annually
$23.69	$37.15	$49,275.20	$77,272.00

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Contact the Office of Human Resources

Phone: 352-343-9596

Fax: 352-343-9883

Physical Address:

315 W. Main St.

Suite 430

Date: September 4, 2025

To: Mayor and Town Council

From: John Brock, Deputy Town Manager / Town Clerk

Re: Consideration and Approval: **Retention Incentive FY26**

Objective:

To seek Town Council approval for the implementation of the FY26 Retention Incentive Program aimed at acknowledging and rewarding the continued dedication and service of Town employees across all departments.

Summary:

This agenda item was formally requested by **Councilor Jon Arnold** in recognition of the need to enhance employee retention and morale. The proposed Retention Incentive Program is designed to reward full-time and part-time employees who have demonstrated commitment to the Town through their continued service from prior to October 1, 2024, and into the beginning of Fiscal Year 2026.

The program includes the following incentive payouts:

- **$850** for each full-time employee hired prior to **October 1, 2024** and still employed by **November 21, 2025**
- **$400** for full-time employees hired between **October 1, 2024** and **October 1, 2025** and still employed by November 21, 2025
- **$200** for part-time employees hired prior to October 1, 2024 who have worked at least **12 days** during FY25 and are employed as of **November 21, 2025**

All incentives will be grossed up to ensure that employees receive the full net amount as specified. The payout date is scheduled for **Friday, November 21, 2025**.

Possible Motions:
The Town Council has the following options:

1. The Town Council motions to approve

   OR

2. The Town Council motions to approve with the following amendments:

   OR

3. Motion to Deny

Fiscal Impact:

The **total gross cost** to the Town, inclusive of payroll taxes and gross-up adjustments, is **$30,084.45**, assuming all eligible employees remain employed through November 21, 2025.

This amount has been evaluated within the context of the Town's FY26 budget planning and is deemed a strategic and cost-effective expenditure in the area of human capital retention.

Staff Recommendation:

Staff strongly recommends approval of the FY26 Retention Incentive Program.

The Town of Howey-in-the-Hills relies heavily on a lean but highly dedicated workforce. In an increasingly competitive labor market, especially within the public sector, investing in employee retention is not only a show of appreciation but a strategic measure to ensure continuity, institutional knowledge, and operational stability. Retention incentives help mitigate costs related to turnover, recruitment, and training, and reinforce a culture of appreciation and commitment.

By affirming the value of our employees through this initiative, the Town Council sends a clear message of support and long-term investment in the people who serve the residents of Howey-in-the-Hills.

TOWN OF HOWEY-IN-THE-HILLS

Employee List

Name	Type	Department	Hire Date	Retention Incentiv	Title	Employee Payroll Tax (29.65%)	Employer Payroll Tax (8.25%)	Gross Amount	Total Cost	
VANWAGNER, HANNAH	Full-Time	Library	01/11/22	$850.00	LIBRARY ASSISTANT	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
MOLDAN, AMANDA	Full-Time	Library	01/07/25	$400.00	LIBRARY DIRECTOR / COM	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
										$ -
THOMAS, HERBERT R.	Full-Time	Police Department	07/22/95	$850.00	POLICE CHIEF	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
HAMELINK, JOHN R	Full-Time	Police Department	04/06/14	$850.00	CORPORAL 1	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
KNOX II, GARY S	Full-Time	Police Department	05/09/15	$850.00	POLICE CORPORAL	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
MONROE, KEJUAN	Full-Time	Police Department	01/26/23	$850.00	POLICE OFFICER	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
PARKER, CAMERON	Full-Time	Police Department	03/22/24	$850.00	POLICE OFFICER	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
GIDDENS, MICHAEL A.	Full-Time	Police Department	08/05/24	$850.00	LIEUTENANT	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
SEVERANCE, IVELISSE	Full-Time	Police Department	11/13/24	$400.00	POLICE OFFICER	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
GARRETT, CHADD	Full-Time	Police Department	01/03/25	$400.00	POLICE OFFICER	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
AIKEN, ARIANA	Full-Time	Police Department	07/23/25	$400.00	POLICE OFFICER	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
MARTINEZ, ISABELLA	Full-Time	Police Department	07/23/25	$400.00	POLICE OFFICER	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
HEALD, MATTHEW	Part-Time	Police Department	04/26/17	$0.00	RESERVE POLICE OFFICER					
VALENTE, STEVEN	Part-Time	Police Department	01/14/20	$200.00	POLICE LIEUTENANT	$ 84.34	$ 23.47	$ 284.45	$ 307.81	$ 200.11
BOND, JOHNNY	Part-Time	Police Department	06/28/21	$200.00	POLICE OFFICER	$ 84.34	$ 23.47	$ 284.45	$ 307.81	$ 200.11
MCDONALD, TROY	Part-Time	Police Department	04/26/24	$0.00	POLICE OFFICER					
SOUTHALL, JAMES	Full-Time	Public Services	02/11/08	$850.00	PUBLIC UTILITY SUPERVI	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
CARTER, MATTHEW	Full-Time	Public Services	10/16/17	$850.00	MAINTENANCE WORKER I	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
PINO, BRIANNA	Full-Time	Public Services	11/08/21	$850.00	PUBLIC WORKS ADMIN ASS	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
CATES, MORGAN	Full-Time	Public Services	12/13/21	$850.00	PUBLIC WORKS DIRECTOR	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
BRAUNSTEIN, BRADLEY	Full-Time	Public Services	04/18/22	$850.00	UTILITY WORKER I	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
KIMMEL, RONALD	Full-Time	Public Services	11/02/22	$850.00	MAINTENANCE WORKER I	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
MCDONALD, MATTHEW	Full-Time	Public Services	08/28/23	$850.00	CODE ENFORCEMENT OFFIC	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
FULTON, AHMAN	Full-Time	Public Services	05/19/25	$400.00	MAINTENANCE WORKER II	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
BROCK, JOHN	Full-Time	Town Hall	01/04/21	$850.00	TOWN CLERK / DEPUTY TO	$ 358.33	$ 99.70	$ 1,208.52	$1,308.03	$ 850.19
O'KEEFE, SEAN	Full-Time	Town Hall	04/19/21	$850.00	TOWN MANAGER	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
BOHRER, KIMBERLY	Full-Time	Town Hall	06/17/22	$850.00	TOWN HALL OFFICE SUPER	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
HENRY, FAY	Full-Time	Town Hall	11/07/23	$850.00	UTILITY BILLING CLERK	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
OJEDA, OSCAR	Full-Time	Town Hall	08/12/24	$850.00	FINANCE SUPERVISOR	$ 358.33	$ 99.70	$ 1,208.52	$ 1,308.03	$ 850.19
PEDANE, VICTORIA	Full-Time	Town Hall	03/17/25	$400.00	EXECUTIVE ASSISTANT	$ 168.70	$ 46.94	$ 568.97	$ 615.64	$ 400.27
CASSON, RUSSELL	Part-Time	Town Hall	04/14/14	$200.00	FINANCE TECH	$ 84.34	$ 23.47	$ 284.45	$ 307.81	$ 200.11
						Total Budgeted cost to Town for incentive and gross-up				
			Total	$19,550.00					$30,085.45	

Date: September 08, 2025

To: Mayor and Town Council

From: John Brock, Deputy Town Manager / Town Clerk

Re: Consideration and Approval: **Selection of Lake County Educational Concurrency Review Committee Member**

Objective:
To designate a representative from the Town of Howey-in-the-Hills to serve as a member of the Lake County Educational Concurrency Review Committee for the 2025-2026 term, in accordance with Lake County Schools' request for municipal participation in the upcoming annual School Concurrency meeting scheduled for December 4, 2025.

Summary:
Lake County Schools has requested that the Town of Howey-in-the-Hills appoint a representative to serve on the Educational Concurrency Review Committee. This committee, composed of elected and appointed officials, citizens, and representatives from local governments, meets annually to review and discuss the status and progress of the school concurrency program. The 2025 meeting will be held on Thursday, December 4, 2025, from 10:00 a.m. to 12:00 p.m. at the Eustis Community Center, followed by a luncheon hosted by the City of Eustis. Appointing a Town representative ensures the Town's continued engagement in regional educational planning and intergovernmental coordination.

Fiscal Impact:
N/A

Staff Recommendation:
Staff recommends that the Town Council appoint a representative to the Lake County Educational Concurrency Review Committee to ensure the Town's participation in the annual December 4, 2025, meeting and continued involvement in regional school planning efforts.

Date: September 8, 2025

To: Mayor and Town Council

From: Sean O'Keefe, Town Manager

Re: Discussion: **Town Attorney RFQ**

Objective:

To update Town Council on the results of the Request for Qualifications (RFQ 2025-006) for Town Attorney/Legal Services and obtain direction on next steps.

Summary:

The Town issued RFQ 2025-006 seeking qualified firms to provide Town Attorney and related legal services. The solicitation closed on September 2, 2025, and five responses were received. Each firm submitted the required materials for consideration.

At this stage, Town Council must determine how to proceed with evaluation of the submittals. Options may include scheduling Council-led interviews of the responding firms.

Fiscal Impact:

N/A

Staff Recommendation:

Staff recommends that Town Council discuss the available options and provide direction.

FIRM NAME	FLAT RATE (MONTHLY)	SHAREHOLDERS (HOURLY)	ASSOCIATES (HOURLY)	PARALEGALS (HOURLY)	LEGAL ASSISTANTS (HOURLY)	NOTES
Vose Law Firm	$10,000.00					The monthly retainer includes litigation, special projects, and all general legal work. No hourly billing, nor budgetary impact to the Town for pass-through development fees.
GrayRobinson		$310.00	$265.00	$145.00		Hourly rates will increase in the event of litigation, which are dependent on case complexity.
Fishback Dominick	$5,000.00	$325.00	$275.00	$175.00	$125.00	The monthly retainer is applicable to the first 20 hours per month, including meeting attendance (Town Council, Planning and Zoning). Not applicable to opinion letters concerning bonds and development pass-through fees.
		$300.00				
Sabatini Law Firm	$5,000.00	$225.00		$65.00		Monthly retainer *or* hourly rate available, though all litigation will be billed hourly, as well as anything outside the general scope. The monthly retainer covers general municipal representation (ie., drafting and reviewing ordinances, meeting attendance, etc.).
Shepard, Smith, Hand & Brackins	$10,000.00	$225.00	$200.00	$100.00		The monthly retainer does not include litigation, pass-through development fees, or bonds. Only covers 50 hours per month, after which hourly rates are applied.

CURRENT LEGAL COSTS FOR REFERENCE:

MONTH	TOTAL BILLED	TOTAL HOURS	SHAREHOLDER HOURS	ASSOCIATE HOURS	PARALEGAL HOURS
May-25	$10,117.00	35.2	24.4	9.4	1.4
Jun-25	$11,421.70	41.3	24	17.3	
Jul-25	$21,191.00	70.6	57.6	13	

Request for Qualifications

RFQ 2025-006

Legal Services for Town Council of the Town of Howey-in-the-Hills, Florida

Due Tuesday,

September 2, 2025

at 2:00 pm

REQUEST FOR QUALIFICATIONS

1. The Town of Howey-in-the-Hills, Florida, whose Town Hall is located at 101 N Palm Ave., Howey-in-the-Hills, FL 34737, is requesting "Statements of Qualifications" (RFQ) for the position of Town Attorney. The Town of Howey-in-the-Hills is an Equal Employment Opportunity Employer.

2. Questions regarding responses to this Request for Qualifications (RFQ) must be in writing, to Victoria Pedane at vpedane@howey.org, no later than Wednesday, August 27, 2025 by 12:00 pm (noon). The Town will respond, in writing, to all who inquire. Response to Questions will be posted by 5:00 pm on Thursday, August 28, 2025.

3. Statement of Qualifications shall be delivered in person or by mail/courier service to Mrs. Victoria Pedane, Town of Howey-in-the-Hills Town Hall, by **2:00 pm on Tuesday, September 2, 2025.** Submittals shall consist of 5 complete, signed original sets or 1 original and 4 high quality, legible, signed copies and one electronic copy on USB Flash Drive in Adobe Acrobat (.pdf) format. The firm's or attorney's name and address must be on the outside of a sealed envelope. Submittal envelopes must be clearly marked "**RFQ 2025-006 Town Attorney/Legal Services"** and shall be addressed as follows for mail/courier or hand delivery:

   Town of Howey-in-the-Hills
   Victoria Pedane
   101 N Palm Ave.
   Howey-in-the-Hills, Florida 34737

4. After the closing time, the Firm, Attorney or Attorneys Statements of Qualifications will be opened for the sole purpose of recording the names and time received of the Firm, Attorney or Attorneys submitting their written Statements of Qualifications and to deliver all timely received Statements of Qualifications to the Town Council for review at the regularly scheduled meeting on Monday, September 22, 2025 at 6:00 pm.

5. The Town Council may select any number of firms or attorneys to interview or determine not to conduct interviews. Following the interviews, if any are held, the Town Council will select the firm or attorney to engage and will negotiate and execute a contract with the selected firm or attorney. The successful respondent shall prove by his/her/its qualifications, experience, and plan for the work that it will best serve the overall needs of the Town. The selection of the successful firm or attorney shall be at the Town of Howey-in-the-Hills' discretion after receipt and evaluation of all responses. The Town of Howey-in-the-Hills' shall be the sole judge of its own best interests, the proposals and the resulting agreement.

6. Any firm or attorney requiring special accommodations due to a disability or physical impairment at any of the public meetings regarding this RFQ should contact the Town Clerk at least 3 working days prior to any meeting.

7. Any Statement of Qualifications received after the specified time and date shall not be considered; additionally, any Statement of Qualifications submitted orally, telephonically, e-mailed, faxed, or modified shall not be accepted.

   All Statements of Qualifications may only be submitted in person or by mail/courier service to the specified address by the specified deadline. The Town cautions firms or attorneys to ensure actual delivery of mailed or hand delivered proposals prior to the deadline set for receiving proposals.

8. The Town of Howey-in-the-Hills, Florida reserves the right to waive minor, nonmaterial irregularities in any or all Statements of Qualifications and accept or reject, in part or in full, any or all Statements of Qualifications.

9. As required by Section 287.133, *Florida Statutes*, an attorney/firm may not submit a Statement of Qualifications if the attorney/firm is on the convicted vendor list for a public entity crime committed within the past 36 months. The selected attorney/firm must warrant that it will neither utilize the services of, nor contract with, any supplier, subcontractor, or consultant in excess of $10,000.00 in connection with this project for a period of 36 months from the date of their being placed on the convicted vendor list.

10. All respondents to this RFQ are asked to be thorough, yet concise, in their responses. All respondents are advised that under Chapter 119, *Florida Statutes*, all responses are deemed public records and open to public scrutiny.

11. **SCOPE OF WORK**. The selected attorney/firm shall provide legal advice, analysis and representation to Town Council, Town Manager, and Town Clerk. The Town Attorney shall report directly to the the Town Council and serves at their pleasure. The awarded respondent will provide services which include, but are not limited to the following:

    a. Oversee and direct the implementation of internal legal activities and operations, which include planning, coordinating, administering, and evaluating projects, processes, procedures, systems and standards; ensure compliance with Federal, State and local laws, regulations, codes, and/or standards.

    b. Research and interpret the law using statutes, case law, ordinances and administrative regulations; provide legal advice, analysis, and opinions upon request for the Town officials shown above, concerning local government, administrative policy development, employment, workers' compensation, purchasing practices, real estate, code enforcement, public records, and/or other related legal issues.

    c. Prepare and review proposed legislation, ordinances, resolutions, contracts, deeds, leases, bond provisions and other legal documents requested by the Town Manager, Town Council, or Town Clerk.

    d. Investigate complaints by or against the Town; prepare cases for trial;

represent the Town in litigation, including administrative hearings, arbitration and civil trials before County, State and Federal courts.

e. Make informed decisions to bring regulatory, administrative and litigation matters to a cost-effective conclusion.

f. Prepare, review, interpret and analyze a variety of information, data and reports; make recommendations based on findings.

g. Prepare cost estimates for budget recommendations; monitor and control outside counsel expenditures.

h. Coordinate, monitor and report to the Town Council on the representation of the Town by special outside counsel retained by the Town Council.

i. Attend meetings of the Town Council and, as necessary, boards and committees. Regular Council meetings are held on the second and fourth Mondays of the month.

12. **TRAINING AND EXPERIENCE REQUIREMENTS**. The Town Attorney must meet the following minimum training and experience requirements:

a. Member in good standing with The Florida Bar.

b. Have responsible experience in practicing law as a member of The Florida Bar.

c. Have experience practicing law in the public sector, including litigation, ordinance drafting, and resolution drafting, and advising boards and/or constitutional officers.

d. Experience in representing Florida public agencies is preferred. Board certification in City, County and Local Government Law is preferred. Knowledge of Federal, State, County and municipal law, common law and constitutional law affecting municipalities is preferred.

13. STATEMENT OF QUALIFICATIONS FORMAT. Firms or attorneys shall prepare their proposals using the following format and must provide, at a minimum, the following:

a. TITLE PAGE: Please identify the RFQ.

b. LETTER OF TRANSMITTAL: This letter will summarize in a brief and concise manner, the proposer's understanding of the scope of work and make a positive commitment to timely perform the work. The letter should not exceed 2 pages in length.

c. QUALIFICATIONS: Provide the qualifications and experience of those who will provide the services. The submission should include:

i. Details on the qualifications of key individual(s) who will perform the work; including education, experience and specialized knowledge and experience in similar work.

ii. Details on the qualifications including documentation of experience with similar work during the past 10 years; include firm size, structure, location of management and charter authorization and licenses to do business in the State of Florida. Provide information on professional qualifications to provide the services as requested and include ratings and/or recognition in the legal community for professional achievement. Identify and include qualifications and resumes of specific individuals who will provide legal services to the Town of Howey-in-the-Hills, including the name and qualifications of the attorney who will be designated as the Town Attorney. Identify the location and availability of staff to provide services and the depth of firm's ability to provide comprehensive services. Include the firm's national, statewide and local service capabilities, including skilled technical and market resources of the firm.

d. FEE PROPOSAL: The firm shall submit a proposal for compensation which should include, but is not limited to, an hourly rate option, monthly and/or annual fee options, if applicable, or a combination of these options. The fee schedule shall include the following information:

i. Provide breakdown of the hourly rates for the Town Attorney, assistant Town attorneys, senior attorneys and every other attorney, paralegal or staff member anticipated to provide services to the Town of Howey-in-the-Hills.

ii. Proposed monthly and/or annual fee options.

iii. The rates for reimbursable and/or out-of-pocket expenses, including, but not limited to, word processing, photocopying, faxing, etc. Local travel costs associated with this work should be included in the fee proposal and will not be considered as an additional cost or reimbursable item.

iv. The proposed rates for any and all other fee proposals or arrangements outside the standard hourly rates, if any.

e. OTHER INFORMATION REQUIRED:

i. List all judgments or lawsuits in which the firm or attorneys have been involved within the last 5 years, including the nature of the lawsuit and the resolution thereof. List all lobbyists employed and the areas in which they lobby.

ii. List any clients you currently represent that could cause a conflict of interest with your responsibilities to the Town of Howey-in-the-Hills.

Describe how you would be willing to resolve these or any future conflicts of interest.

iii. A copy of your business license number, state issued and classifications, your authorization to perform work in Florida, and any other licenses applicable. Please include a W-9 form.

iv. List at least 3 Florida references showing performance of similar type contracts in the public sector or private sector of similar size (include names, addresses, and phone numbers of each contact person). At least 1 of these references should be from a Florida public sector entity.

v. List of all public sector clients for past 5 years.

vi. Copies of billing invoices for all public sector clients for the last 12 months in accordance with public records laws.

vii. A statement of assurance that the attorney/firm is not presently in violation of any statutes or regulatory rules that might have an impact on your firm's operations, including those of The Florida Bar Association, etc. and provide a summary of any litigation filed against the firm or key personnel in the past three years related to similar type of services requested.

viii. Affirmative statement, if awarded contract, confirming no conflicts of interest either directly or indirectly with any party. Alternatively, should any potential conflict exist, the proposal should specify the party with which there might be a conflict, the nature of the potential conflict, and the means proposed to resolve the conflict.

ix. INSURANCE.

1. Describe liability insurance coverage carried. Indicate the ability to hold harmless, indemnify and defend the Town of Howey-in-the-Hills for losses, costs and expenses arising from liability claims resulting from alleged negligence.

2. Provide evidence of coverage for workers compensation insurance.

3. Provide certificate of insurance for professional and general liability with limits of at least $2 million.

f. FORMS: Statement on Public Entity Crimes and Drug-Free Work Place.

g. ADDITIONAL INFORMATION: Any additional information that would be helpful to the Town of Howey-in-the-Hills in evaluating qualifications to serve as Town Attorney.

h. AVAILABILITY: Indicate current and anticipated workloads and availability for other activities. Identify the extent and nature of any anticipated outside support.

14. To ensure fair consideration for all firms or attorneys, communication relative to this RFQ is prohibited during the submission process, with the exception of questions for clarification if necessary, addressed as instructed above. Firms or attorneys may not initiate communication with any Town official or employee regarding this RFQ, except as herein noted, prior to the time an award or decision has been made.

15. The selected firm or attorney must agree that she/he/it shall defend, indemnify and hold harmless, the Town of Howey-in-the-Hills and its officers, employees and agents, from and against all claims which arise out the of the performance of the position of Town Attorney as well as negligence, or actions of pertinent officers, employees and agents in the performance of the position of Town Attorney.

16. All proposals must be firm and valid for 120 calendar days from the date of their submission.

(End)

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: _____
(print individual's name and title)

for: _____
(print name of entity submitting sworn statement)

whose business address is: _____
and (if applicable) its Federal Employer Identification Number (FEIN) is: _____
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: ____ - ____ - _____.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

_____
Signature

STATE OF _____

COUNTY OF _____

The foregoing instrument was sworn to and subscribed before me this _____ day

of_____, 2025 by_____

who is personally known to me or produced as identification:

_____

Seal / Stamp

_____
NOTARY PUBLIC

State of _____

Print Name: _____

Council No.: _____

Council Expires: _____

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby

certifies that _____does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

_____

Signature

STATE OF _____

COUNTY OF _____

The foregoing instrument was sworn to and subscribed before me this _____ day

of_____, 2025 by_____

who is personally known to me or produced as identification:

_____

Seal / Stamp

_____

NOTARY PUBLIC

State of _____

Print Name: _____

Council No.: _____

Council Expires: _____

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW



Kurt Ardaman, Dan Langley, and Rick Geller

Response to Qualifications for Proposal

Prepared for:
Town of Howey-in-the-Hills

RFQ 2025-006

Town Attorney

Due Date of Response: July 22, 2025

Date of Submission:

Daniel W. Langley, Esquire
A. Kurt Ardaman, Esquire
Hillary Griffith, Esquire

FISHBACK DOMINICK LLP
1947 Lee Road
Winter Park, FL 32789
Phone: (407) 262-8400
Fax: (407) 262-8402

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ATTORNEYS AND COUNSELORS AT LAW

Letter of Transmittal

Dear Town Council Members:

Fishback Dominick LLP is pleased to submit our proposal to serve as Town Attorney in response to your request for proposals of interest. One of Central Florida's oldest law firms, Fishback Dominick LLP has provided the highest quality legal services since 1935. Martindale-Hubbell rates our firm, and all our equity partners, AV-Preeminent—the highest in competency and ethical standards—based on reviews by other attorneys. Martindale-Hubbell includes Fishback Dominick LLP in The Bar Register of Preeminent Lawyers, consisting of the nation's most distinguished law firms.

Fishback Dominick LLP, has the personnel, availability and capability to provide and perform all of the professional services necessary in a competent, effective and timely manner. Fishback Dominick LLP offers the Town of Howey-in-the-Hills one of the deepest benches of Florida's most skilled and experienced local government attorneys. Firm equity partners, Daniel Langley, Kurt Ardaman and Rick Geller are all board certified as experts and specialists in City, County, and Local Government Law by the Florida Bar. Further, multiple other Firm partners and associates have tremendous experience representing municipalities and other governmental entities.

Hillary Griffith

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ATTORNEYS AND COUNSELORS AT LAW

Qualifications and Experience

Hillary Griffith will serve as Town Attorney and will attend one of the Town Council meetings each month (council meetings to be split evenly between herself and Dan Langley), the Planning & Zoning Board meetings, and the Development Review Committee meetings. Hillary has practiced law for seven years and specializes in local government law, land use, and real estate law. Hillary currently serves as Assistant City Attorney for several of the firm's municipal clients and serves as legal advisor to various municipal boards, including planning and zoning, boards of adjustments, and code enforcement. In the event the Town prefers that one attorney attend both monthly Council meetings, Hillary is available and able to cover both.

Equity partner, Daniel (Dan) Langley will serve as Howey-in-the-Hills's Deputy Town Attorney. Dan has 22 years of experience as a city attorney and in the practice of local government law, land use, eminent domain and real estate law. Dan has served as the Longwood City Attorney for over 15 years and as an Assistant City Attorney for DeBary for over 22 years. Dan also has served and continues to serve as the City Attorney for Belle Isle, the Deputy City Attorney for Winter Park and Winter Garden and as an Assistant City Attorney for Ocoee. Dan also served as Acting General Counsel of the Central Florida Tourism Oversight District (formerly known as the Reedy Creek District) during the transition of the District from being Disney controlled to being governed by the Governor's appointees and during the full length of *Disney v. DeSantis* litigation. Dan is available to attend and will attend one of the regular Town Council meetings each month except for times that he is scheduled for vacation or there is an unexpected scheduling conflict.

Equity Partner, Kurt Ardaman, will serve as Assistant Town Attorney for the Town. A Board-Certified specialist in City, County and Local Government Law, Kurt has practiced law in Florida for over 40 years, representing municipalities, property owners, and private clients in matters ranging from eminent domain and complex real estate development to Bert J. Harris claims and land use litigation. He currently serves as City Attorney for DeBary, Winter Garden, and Winter Park. Kurt is a past President of the Florida Municipal Attorneys Association, a former chair of the Florida Bar Eminent Domain Committee, and a frequent speaker on local government law, land use, and public records issues. Known for his tenacity, creativity, and problem-solving mindset, Kurt brings a wealth of experience and a results-driven approach to public service.

Partner, Michael Tempkins will serve as Assistant Town Attorney and be the primary litigation counsel for Howey-in-the-Hills. Michael has tremendous litigation experience, including as General Counsel for the Volusia County Property Appraiser. He has provided advice and represented Central Florida municipalities in all types of litigation, including but not limited to lien foreclosures, property tax disputes, and defense of personal injury and workers' compensation claims.

Firm Associate Attorneys, Brandon Pownall and Benjamin Schafer will also serve as Assistant Town Attorneys, cover Town board meetings when needed and assist in the performance of legal services for Howey-in-the-Hills. Brandon currently serves as General Counsel to the Volusia County Tax Collector and as Assistant City Attorney for several of the firm's municipal clients. Benjamin also serves as Assistant City Attorney for several of the firm's municipal clients.

(Attorney CVs begin on Page 7)

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Qualifications and Experience– Cont'd

The Firm has had the privilege of successfully representing Belle Isle for more than a half-century, DeBary for 25 years, Winter Garden for 19 years, Longwood for 15 years, Winter Park for 10 years, and Ocoee for 2 years. We offer our cities stability, in-depth knowledge about municipal law, and efficiencies in legal research and ordinance drafting. We forge strong relationships with our clients and enjoy meeting the myriad challenges of representing cities. The Firm's attorneys have considerable experience advising City Commissions, Planning and Zoning Boards, Code Enforcement Boards, Zoning Adjustment Boards, Historic Preservation Boards, Community Redevelopment Agencies, Charter Review Commissions, and other municipal boards, departments, and committees.

As attorneys for rapidly growing and redeveloping municipalities, we have extensive experience handling a broad range of complex legal issues. We regularly advise elected officials, advisory boards, and city staff on matters such as Sunshine Law compliance, public records, ethical obligations, legislative updates, and quasi-judicial procedures. Our work includes negotiating and drafting complex agreements, managing litigation and appeals, guiding land use and real estate matters—including takings and Bert Harris claims—and advising on procurement, special taxing districts, and transportation funding. We have crafted numerous ordinances and resolutions and have successfully defended challenges to city election districts in both state and federal court.

Fishback Dominick's Governmental Clients

- City of Winter Garden
  - Jon Williams, City Manager (407-656-4111)
- City of DeBary
  - Carmen Rosamonda, City Manager (386-668-2040)
- City of Belle Isle
  - Rick J Rudometkin, City Manager (407-851-7730)
- City of Winter Park
  - Randy Knight (407-599-3235)
- City of Longwood
  - William Watts, City Manager (407-260-3429)
- City of Ocoee
  - Craig Shadrix, City Manager (407-905-3100)

Firm Size and Location: 12 Attorneys and office located in Winter Park, Florida.

FISHBACK ♦ DOMINICK
ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Qualifications and Experience– Cont'd

Examples of our Local Government Work

Fishback Dominick advises in implementation, and defends the policies and decisions of each city's governing commission. The following are several examples of our local government work:

Fishback Dominick defeated legal challenges to Winter Park's Orange Avenue Overlay District in the Orange County Circuit Court.

Fishback Dominick defeated legal challenges to the location of the City of Winter Park's new Public Library and Civic Center in Martin Luther King, Jr. Park in two separate proceedings. In one lawsuit, an organized citizens group sought to prohibit construction in the park. The Final Judgment dismissing the action confirmed the City Commission's selection of the park site. A panel of three appellate judges affirmed the dismissal. The other lawsuit, brought by Fishback with bond counsel, validated a $30 million bond offering for the project approved by voters.

Fishback Dominick represented the City of Winter Garden in negotiating an interlocal agreement with Orange County to widen C.R. 535, a principal arterial highway in West Orange County.

Fishback Dominick wrote a new Downtown Winter Garden Outdoor Dining Ordinance, facilitated construction of a new Downtown parking garage and shared parking standards for downtown businesses, and drafted the City's Downtown Historic District Ordinance. Over a quarter century, Fishback has crafted the legal framework to help to facilitate Downtown Winter Garden's renaissance as a desirable, economically thriving destination.

Fishback Dominick defeated a Federal lawsuit against the City of Winter Garden challenging election results.

Fishback Dominick defeated a challenge to the City of Winter Park's off-street parking requirements that alleged violations of the Americans with Disabilities Act.

Fishback Dominick defeated a challenge to the City of Winter Park's tree ordinance in the Orange County Circuit Court by an aggrieved citizen found to have violated the ordinance by the City's Code Compliance Board.

Fishback Dominick prepared new Lobbying Disclosure Rules, a Code of Ethics, and Rules and Procedures for the governing board of the Central Florida Tourist Oversight District.

Experience and Qualifications of Attorneys



HILLARY GRIFFITH

E: hgriffith@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Local Government Law
Real Estate
Land Use and Development

Hillary Griffith is an Associate with Fishback Dominick practicing in the areas of local government, real estate and land use and development. Mrs. Griffith's diverse legal background offers public and private clients a unique blend of expertise in corporate and business law and as an advisor for complex real estate contracts and transactions.

She currently serves as Assistant City Attorney for several of the firm's clients, supporting various municipal boards, including planning and zoning, boards of adjustments, and code enforcement. Additionally, Mrs. Griffith advises clients on a wide variety of land use issues, contract negotiations, and procurement contracting.

Before joining Fishback Dominick, Mrs. Griffith worked as Associate General Counsel for a private equity firm, as an Associate with a multi-state law firm specializing in real estate, and for a title company. She has provided legal and business advisory services to investors and financial institutions and title insurance support for a national residential real estate company.

Mrs. Griffith graduated from the University of Texas at Austin in 2013 with a degree in Geography and Environmental Studies. She then went on to graduate from Texas A&M University School of Law in 2017. She is licensed to practice law in Texas, Maryland, and Florida.

Mrs. Griffith has lived in Central Florida since 2021 and resides in Eustis, just minutes from Howey-in-the-Hills. She enjoys exploring the natural beauty of Lake County with her wife, Corrie, and their three rescue dogs, Hawk, Bear, and Goose.

HILLARY GRIFFITH (Cont'd)

EDUCATION

University of Texas, B.A. (2013)

Texas A & M University School of Law, J.D. (2017)

COURTS OF PRACTICE

Florida (admitted in 2022)

Maryland (2019)

Texas (2017)

MUNICIPAL EXPERIENCE

Assistant City Attorney, City of Belle Isle
Assistant City Attorney, City of Longwood
Assistant City Attorney, City of Ocoee
Assistant City Attorney, City of DeBary
Assistant City Attorney, City of Winter Park
Assistant City Attorney, City of Winter Garden

PROFESSIONAL ACTIVITIES

Graduate of Leadership West Orange

Presenter, 2024 Florida Municipal Attorneys Association (FMAA) Conference

Experience and Qualifications of Attorneys



DANIEL W. LANGLEY / Equity Partner

E: dlangley@fishbacklaw.com

P: (407) 262-8400

Martindale-Hubbell® AV PREEMINENT® Peer Rated for Highest Level of Professional Excellence 2025

Areas of Practice

Local Government Law
Eminent Domain and Inverse Condemnation
Real Estate and Construction Litigation
Land Use and Real Estate Development
Land Use Litigation

THE FLORIDA BAR BOARD CERTIFIED®

Dan Langley gets immense professional satisfaction out of helping clients meet their goals and providing them with efficient and sound legal guidance in courteous and understandable fashion.

He is Board Certified by the Florida Bar in City, County, and Local Government Law, and has a broad range of experience representing public sector and private clients in all aspects of local government law, land use and development, real estate, and eminent domain matters. He also serves as a city attorney to the firm's municipal clients, as general counsel to condominium and homeowner's associations, and has served as special counsel to several municipalities. He also represents individuals, property owners, and businesses before cities and counties on various government and regulatory issues.

Dan advises elected and appointed public officials and board members on all pertinent legal issues, including requirements of state laws and municipal codes, quasi-judicial procedures, parliamentary procedures, compliance with Florida's Sunshine Act, Public Records Law, and the Code of Ethics for Public Officers. He has attended hundreds of municipal board meetings as legal counsel, advising City Councils/Commissions, Code Enforcement Boards, Planning & Zoning Boards, Board of Adjustments, Redistricting Commissions, Development Review Committees, Charter Review Committees, Civil Service Boards, and Employee Grievance Adjustment Boards.

Dan has developed an extensive level of expertise in the following type matters:

- Land use litigation, including comprehensive plan consistency challenges, writ of certiorari proceedings, and administrative challenges to comprehensive plan amendments
- Comprehensive Plan amendments and development order applications, including, re-zonings, plats, special exceptions, conditional use permits, variances, and development agreements
- Florida Land Use and Environmental Dispute Resolution Act – Section 70.51, F.S. proceedings
- Real estate contracts, acquisitions, transactions, and litigation

DANIEL W. LANGLEY (Cont'd)

- Eminent domain and inverse condemnation
- Bert J. Harris Act claims
- Public procurement and bid protests
- Public construction contracts and litigation
- Code enforcement proceedings and appeals
- Ordinance, procedure and regulation drafting and interpretation
- Public Records Act and Sunshine Law compliance and litigation
- Public sector general and revenue bonds, loans, grants and equipment leases
- Special assessments, impact fees and user fees
- Contract review, negotiations and drafting, public – private partnerships, interlocal agreements and mutual aid agreements
- State ethics laws and Commission on Ethics complaints and proceedings
- Condominium and homeowner's association law

MUNICIPAL EXPERIENCE

City Attorney, City of Longwood (2010-present)
City Attorney, City of Belle Isle (2017-present)
Deputy City Attorney, City of Winter Garden (2006-present)
Deputy City Attorney, City of Winter Park (2015-present)
Assistant City Attorney, City of DeBary (2003-present)
Special Counsel, Central Florida Tourism Oversight District (2023-present) and Acting General Counsel (2023-2024)

EDUCATION

Florida State University, Juris Doctor *with honors* (2002)
Florida State University, Master of Business Administration (2002)
Florida State University, Bachelor of Science, *cum laude* (1999)

RATINGS AND LISTINGS

AV-Preeminent rated by *Martindale-Hubbell*
Selected to *Super Lawyers* Florida Rising Stars list (2013-2017).
Selected to *Orlando Home & Leisure's* "Top Lawyers" list for multiple years.

COURTS OF PRACTICE

All State of Florida Courts (admitted in 2002)
Federal District Court, Florida Middle District

Experience and Qualifications of Attorneys



A. KURT ARDAMAN / Equity Partner

E: ardaman@fishbacklaw.com

P: (407) 262-8400

Martindale-Hubbell® AV PREEMINENT® Peer Rated for Highest Level of Professional Excellence 2025

Areas of Practice

Local Government Law
Land Use and Development
Real Estate Law
Eminent Domain and Inverse Condemnation

THE FLORIDA BAR BOARD CERTIFIED®

Kurt Ardaman relishes challenges, particularly when confronted with problems others could not solve. A determined and creative legal practitioner, Mr. Ardaman is a persistent advocate for his clients' objectives. He has been a member of the Florida Bar since 1984 and is Board Certified by the Florida Bar in City, County and Local Government Law since 2009.

Over the course of his 41-year career at Fishback Dominick, Kurt has represented local governments, businesses, landowners, developers, property/homeowner and condominium owner associations, and others in administrative proceedings, civil litigation, special master hearings, appeals, land use and development projects, eminent domain and inverse condemnation lawsuits, Bert J. Harris proceedings, public records law disputes, and complex multi-party to simple real estate development projects and transactions. His areas of expertise include eminent domain, local government, land use and development, and real property.

Kurt is a past President of the Florida Municipal Attorneys Association, which represents over 400 municipal attorneys statewide. He is also a former chair of the Florida Bar Eminent Domain Committee. He is a requested speaker on eminent domain, inverse condemnation, land use and development, Sunshine and the Public Records Act, annexation, and other topics.

His leisurely pursuits include reading, bicycling, boating, and, because he loves a good challenge, mountain climbing.

A. KURT ARDAMAN (Cont'd)

EDUCATION AND HONORS

University of Florida, Juris Doctor (1984)
University of Florida, Bachelor of Science *with high honors* (1980)

COURTS OF PRACTICE

All State of Florida Courts (admitted in 1984)

RATINGS AND LISTINGS

Board Certified in City, County and Local Government Law
AV-Preeminent rated by *Martindale-Hubbell*
Martindale-Hubbell Peer Review: 5.0/5.0 (highest rating)
AVVO: Superb—rated 10 out of 10
Orlando Home & Leisure's "Top Lawyers" list for multiple years.

MUNICIPAL EXPERIENCE

City Attorney, City of DeBary (2000-present)
City Attorney, City of Winter Garden (1992-2000 and 2006-present)
City Attorney, City of Winter Park (2015-present)
Acting General Counsel, Central Florida Tourism Oversight District (2023-24)

PROFESSIONAL ACTIVITIES

Florida Municipal Attorneys Association, President (2019-21) and Vice-President (2018-19)

The Florida Bar
Eminent Domain Committee, Chair (2009-2010) and Vice-Chair (2008-09)
City, County Local Government Law section

Orange County Bar Association

Experience and Qualifications of Attorneys



MICHAEL D. TEMPKINS/PARTNER

E: mtempkins@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Commercial & Business Litigation
Government Law
Land Use & Development
Motor Vehicle Law

Michael Tempkins is General Counsel to the Volusia County Property Appraiser and Associate General Counsel to the Volusia County Tax Collector. He serves as Special Magistrate for code enforcement cases for the City of Casselberry. He frequently assists with municipal litigation for firm clients.

Mr. Tempkins applies a tried-and-true strategy to his litigation practice: determine the client's goals; devise a plan to achieve their goals efficiently and effectively; and anticipate and plan for the inevitable challenges that can arise. He defends employers throughout Florida in workers' compensation and personal injury trials. Mr. Tempkins serves on the Workers' Compensation Rules Advisory Committee and served on the Rules of Judicial Administration Committee for the Florida Bar. He often provides seminars for his clients related to liability defense and avoidance. Before joining Fishback Dominick, Mr. Tempkins interned with the Honorable Jonathan D. Ohlman, Judge of Compensation Claims, and Mediator Stuart Suskin in Gainesville.

An active member of the community, Mr. Tempkins has volunteered as a Guardian Ad Litem for numerous children in Central Florida. He served two terms as Board Member for the Holocaust Memorial Resource and Education Center of Florida. He is also a member of Alpha Kappa Psi, an International Professional Business Fraternity. In his leisure time, he enjoys being with his family, watching Gator sporting events, biking, and running marathons and half marathons.

MICHAEL D. TEMPKINS (Cont'd)

EDUCATION

University of Florida, Juris Doctor, 2005
University of Florida, Masters in Exercise and Sports Sciences, 2005
University of Florida, Bachelor of Arts, 2002

COURTS OF PRACTICE

All State of Florida Courts (admitted in 2005)
United States Supreme Court
United States Court of Appeals for the Eleventh Circuit
U.S. District Courts for the Northern, Middle and Southern Districts of Florida
Colorado
District of Columbia
Illinois

MUNICIPAL EXPERIENCE

General Counsel, Volusia County Property Appraiser, 2024 – Present
Assistant City Attorney, City of DeBary, 2018-Present
Special Magistrate for Code Enforcement, City of Casselberry, 2024 – Present

Experience and Qualifications of Attorneys



RICHARD S. GELLER / Equity Partner

E: rgeller@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Local Government Law
Land Use and Development
Civil Trials and Appeals

An attorney for more than 30 years, Rick Geller is a tireless advocate for his clients' interests, and often comes to the table with creative solutions to legal challenges. For more than 15 years, *Martindale-Hubbell* has rated Rick AV-Preeminent, its highest rating in legal ability and ethics based on reviews from other attorneys.

Board certified by the Florida Bar in City, County, and Local Government Law, Rick serves as City Attorney to Ocoee, Deputy City Attorney to DeBary, and Assistant City Attorney to Winter Park. He frequently sits with City Commissions and Councils, Planning and Zoning Boards, Code Enforcement Boards, Boards of Zoning Adjustment, and Election Canvassing Boards. In 2023, the City of Ocoee retained Rick as facilitator for its Charter Review Commission. He also served as special counsel to the City of Groveland in developing their cutting-edge, form-based zoning code, which aims to revitalize their downtown. Rick advises on parliamentary procedure, quasi-judicial procedures and due process, the Florida Sunshine Act, public records laws, comprehensive planning and zoning, and ethics compliance for public officers. He drafts resolutions and ordinances, code enforcement orders, and reviews proposed public contracts for compliance with Florida law.

Once a month, Rick sits as Special Magistrate for the City of Cape Canaveral, adjudicating code enforcement proceedings and, in contested matters, prepares judicial opinions with a goal of making them bulletproof on appeal.

Rick has a perspective not shared by many other city attorneys—more than 30 years' experience as a civil trial attorney in Federal and State courts. In the area of municipal and local government law, Rick has handled court and quasi-judicial proceedings involving construction defects and delays, cell tower denials, code enforcement appeals, competitive bid challenges, public contracts, ADA claims, billboard location denials, and land use and zoning entitlements. Rick's local government experience goes back 25 years, when he began representing housing authorities.

RICHARD S. GELLER (Cont'd)

An Orange County Planning and Zoning Board Commissioner (2008-2012), Rick adjudicated countless comprehensive plan and zoning applications. He drafted amendments to the County's Horizon West Code to improve aesthetics and walkability. As counsel to the City of Winter Garden, he helped craft the city's Downtown Historic Code, contributing the downtown's revitalization. From 2011-14, Rick taught land use law and urban zoning codes as an adjunct professor in Rollins College's Master of Planning program.

Rick is a recreational cyclist, runner, and swimmer. He is the past vice-chair of Bike/Walk Central Florida and past-chair of the Florida chapter of the Congress for the New Urbanism, the country's most innovative and influential organization dedicated to revitalizing and creating great cities, towns, and neighborhoods. A champion of pedestrian and bicyclist safety, Rick has written extensively on the subjects of safe road design and walkable neighborhood schools. His articles have appeared in the *Orlando Sentinel*, the Florida State University Law School's *Journal of Land Use and Environmental Law,* and *Public Square*, the Congress for the New Urbanism's national publication.

EDUCATION AND HONORS

Temple University, J.D., *cum laude*, (1992)
Temple Law Review, Associate Research Editor (1991-92) and staff member (1990-91)
Miami University (Oxford, Ohio), B.A. (1988)

MUNICIPAL EXPERIENCE

City Attorney, City of Ocoee (2023-present)

Special Magistrate, City of Cape Canaveral (2020 - present)

Deputy City Attorney, City of DeBary (2008 - present)

Assistant City Attorney, City of Winter Park (2015 - present)

PROFESSIONAL ACTIVITIES

Adjunct Professor, teaching Land Use Law and independent studies, Rollins College (Master of Planning program), Winter Park, Florida (2011 – 2015).

Judicial intern to the late Honorable Judge Stanley Brotman, U.S. District Court for the District of New Jersey (1991-1992).

Judicial intern to the late Honorable Judge Carl B. Rubin, U.S. District Court for the Southern District of Ohio (1991).

RATINGS AND LISTINGS

Board Certified in City, County and Local Government Law
AV-Preeminent rated by *Martindale-Hubbell* (2008-present)
Martindale-Hubbell Peer Review: 5.0/5.0 (highest rating)
*Orlando Home & Leisure's "*Orlando's Top Lawyers" (2008-present).

RICHARD S. GELLER (Cont'd)

COURTS OF PRACTICE

All Florida State courts (admitted in 1997)

U.S. District Court for the Middle and Southern Districts of Florida

United States Court of Appeals for the Eleventh Circuit

PROFESSIONAL ASSOCIATIONS

Florida Municipal Attorneys Association
Florida Bar Association (City, County and Local Government Law section)
Orange County Bar Association

LEGAL AND OTHER PUBLICATIONS

"The Legality of Form-Based Zoning Codes," 26 *Journal of Land Use & Environmental Law* (Florida State University College of Law), Number 1 (Fall 2010).

"Civil Procedure—Expanding the Minimum Contacts Doctrine," 64 *Temple Law Review* 1025 (1991).

"Roundabouts: A tool for Placemaking," *Public Square* (with Ken Sides, P.E.), available at: https://www.cnu.org/publicsquare/2018/04/19/urban-roundabouts-tool-placemaking.

"The Front Burner: For Greater Safety, design roads to fit environment," *Orlando Sentinel* (July 26, 2013), available at: https://bikewalkcentralflorida.org/bikewalk-central-fl-responds-to-sentinel-series/.

REPRESENTATIVE SPEAKING ENGAGEMENTS

Speaker, American Planning Association, Orlando Chapter, "The Live Local Act Webinar on Affordable Housing" (July 26, 2023).

Speaker, "Walkable Thoroughfares: Incorporating an ITE Recommended Practice in FDOT Standards," at the Florida Statewide Conference of the Institute of Transportation Engineers, Naples, Florida, (June 2011).

COMMUNITY ACTIVITIES

CNU Florida, Statewide Chair (2018-2023)

Bike/Walk Central Florida, Vice Chair (2018-2023) and Board Member (2013-23)

Winter Park Health Foundation, Healthy Communities Work Group (2013-17)

District 1 Commissioner, Orange County Planning & Zoning Board (2009-12)

Experience and Qualifications of Attorneys



Paul "JJ" Johnson / Equity Partner

E: jj@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Real Estate Law
Land Use & Development
Local Government Law

Paul "JJ" Johnson, Jr., represents our municipal clients in real estate transactions. He prepares, reviews, and negotiates contracts for real estate and commercial transactions. He routinely attends planning and zoning meetings as an assistant city attorney.

JJ has vast experience representing developers, investors, financial institutions, businesses and municipalities in a wide range of commercial transactions and land use matters. JJ's goal is to provide the highest quality of representation, while also helping to facilitate a successful transaction for his clients. JJ's philosophy is to be a "deal maker," not a "deal breaker."

Mr. Johnson has extensive experience representing commercial and residential developers through all phases of development. He has represented clients in the acquisition, leasing, development and sale of retail shopping centers and NNN properties involving tenants such as Whole Foods, Publix Super Markets, LA Fitness, Hobby Lobby, McDonalds, Wendy's, Fifth Third Bank, JP Morgan Chase, 7-Eleven, and Starbucks. Mr. Johnson served as transactional and land use counsel for the redevelopment of a regional mall consisting of over 1 million square feet of space. Additionally, Mr. Johnson has represented market rate apartment developers in transactions across Florida, a publicly traded REIT in transactions across the United States, and institutional and private lenders in commercial and private loans secured by real and intangible property.

Before joining the firm, Mr. Johnson was a partner in a national law firm with over 800 attorneys. Mr. Johnson also served as general counsel and was an equity partner in a retail development company where he was responsible for all legal work related to the development of over 1,000,000 square feet of retail space. This experience has given him valuable insight into the business aspects of a successful development.

PAUL "JJ" JOHNSON (Cont'd)

In law school, Mr. Johnson appeared on the Dean's List numerous times, received multiple book awards for attaining the highest grades in class, and was awarded a scholarship for his academic achievements. Mr. Johnson was also published in the *Florida State University Law Review*.

EDUCATION

Florida State University, Juris Doctor, *cum laude*, 2003
Florida State University, Bachelor of Arts

PROFESSIONAL ACTIVITIES

International Council of Shopping Centers

Florida Bar Real Property & Trust section member

RATINGS & CERTIFICATIONS

Best Lawyers in American for real estate 2018, 2019, 2020, 2021
Orlando's Best Lawyers, *Orlando Magazine,* multiple years

FLORIDA BAR

Admitted in 2003

Experience and Qualifications of Attorneys



BRANDON POWNALL / Associate

E: bpownall@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Local Government Law
Real Estate Law
Local Tax Law

Brandon Pownall practices in the areas of Local Government and Real Estate law. He is General Counsel to the Volusia County Tax Collector and Assistant General Counsel to the Volusia County Property Appraiser. Mr. Pownall brings to the table previous experience in business and employment law. Before joining Fishback Dominick, Mr. Pownall served as in-house counsel for an Orlando technology consulting firm. In practice, Mr. Pownall assists with researching, drafting, and advising decision-makers on strategy.

A 2020 graduate with honors from the University of Florida Levin College of Law, he served as Articles Editor of the *Florida Law Review*. While in law school, Mr. Pownall received the UF Pro Bono Certificate for outstanding achievement in public service.

A native of Orlando, Mr. Pownall spends his free time exploring the many nature preserves and hiking trails throughout the State of Florida. He enjoys reading, cooking Italian food, and traveling.

EDUCATION

University of Florida, J.D., *cum laude* (2020)

Florida Law Review, Member & Articles Editor (2018-2020)

Emory University, Bachelor of Arts in English (2017)

COURTS OF PRACTICE

Florida (admitted in 2020)

BRANDON POWNALL (Cont'd)

LOCAL GOVERNMENT/MUNICIPAL EXPERIENCE

General Counsel, Volusia County Tax Collector
Assistant General Counsel, Volusia County Property Appraiser
Deputy City Attorney, City of Belle Isle
Assistant City Attorney, City of DeBary
Assistant City Attorney, City of Winter Park
Assistant City Attorney, City of Winter Garden
Assistant City Attorney, City of Longwood
Assistant City Attorney, City of Ocoee

Experience and Qualifications of Attorneys



BENJAMIN W. SCHAFER / Associate

E: bschafer@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Local Government Law

Ben Schafer is an associate with Fishback Dominick. While he focuses on local government law, he also has experience advising business clients regarding entity formation, contract drafting, and intellectual property rights. He is known in the firm as a stellar legal researcher and writer and highly knowledgeable about the emergence of artificial intelligence. Before joining Fishback Dominick, Mr. Schafer worked at the Florida Department of Management Services, the Division of Emergency Management, and the Brevard County Attorney's Office.

Mr. Schafer is a 2024 graduate with honors from Florida State University College of Law where he also received a Certificate in Business Law. Mr. Schafer served as Staff Editor of the *Florida State University Law Review* as well as an Article and Notes Editor of the *Florida State University Business Review*. His student note, "What's So Fair About AI Art Generators? A Fair Use Analysis of Generative AI," was selected for publication in Volume 23 of *Florida State University Business Review*. An active leader on campus, he served as an officer in numerous student organizations.

A Central Florida native, Mr. Schafer enjoys exploring Orlando's vibrant cultural scene and natural beauty.

EDUCATION

Florida State University College of Law, J.D., *cum laude*, 20024
Florida State University College of Law, Certificate in Business Law *with honors*, 2024
Florida State University, Graduate Certificate in Emergency Management, 2020
University of Central Florida, B.A., *magna cum laude*, 2010

COURTS OF PRACTICE

Florida (admitted in 2024)

Experience and Qualifications of Attorneys



ERIC B. JONTZ / Partner

E: ejontz@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Municipal Litigation
Commercial and Business Litigation
Bankruptcy and Creditors' Rights
Banking Law

Eric Jontz assists our municipal clients with foreclosure of code liens on non-homestead property and protecting their rights as creditors in the United States Bankruptcy Courts. He also practices in the areas of business and commercial litigation and banking law. Eric is admitted to practice in the courts of the State of Florida and the United States District Court for the Middle District of Florida.

Mr. Jontz is Chair of the Florida Ninth Circuit Judicial Nominating Committee.

He served two terms as president of the Orange County Young Republicans and once worked in Washington, D.C., for former Congressman John Mica. He also interned with Ohio Congressman Rob Portman and Florida Senate President Toni Jennings while they served in office.

Mr. Jontz volunteered as a Guardian ad Litem for dependent children in Orange County and was recognized by the Florida Supreme Court for his *pro bono* work in 2015-16. He is past president of the Orange County Bar Association Foundation and a past chair of the James Madison Institute's Central Florida Board of Advisors. An Eagle Scout, he served as the adviser to the local Law & Government Explorers Post sponsored by the Orange County Bar Association Foundation.

EDUCATION

Emory University, J.D., 2008
Rollins College, M.B.A., 2004
Dartmouth College, B.A., 1999

COURTS OF PRACTICE

All Florida state courts (admitted in 2008)
U.S. District Court, Middle District of Florida
U.S. Bankruptcy Court, Middle District of Florida

ERIC B. JONTZ (Cont'd)

PROFESSIONAL ACTIVITIES

Orange County Bar Association

Central Florida Bankruptcy Law Association

Orange County Bar Association, Executive Committee, 2018-2019

Orange County Bar Association Foundation, 2016-2019, President, 2018-2019

COMMUNITY ACTIVITIES

Boy Scouts of America, Law & Gov't Explorers Post #450, 2016-Present, Advisor, 2016-Present

Friends of American Art, Orlando Museum of Art, 2015-Present, Vice President/Membership, 2017-Present, Assistant Vice President/Membership, 2016

The James Madison Institute, Leaders Fellows program, 2014-Present

Central Florida Board of Advisors, 2014-Present, Chairman, 2016-Present

Dartmouth Club of Central Florida, Vice President, 2013-Present, District Enrollment Director, 2010-2015

American Enterprise Institute, Leadership Network, Spring 2016

Florida Supreme Court award for pro bono service, 2015, Guardian ad Litem (GAL) program to advocate for best interest of children

BusinessForce Political Leadership Institute, Graduate, 2011

Experience and Qualifications of Attorneys



JEFFRY R. JONTZ / Partner

E: jjontz@fishbacklaw.com

P: (407) 262-8400

Martindale-Hubbell® AV PREEMINENT® Peer Rated for Highest Level of Professional Excellence 2025

Areas of Practice

Commercial and Business Litigation
Bankruptcy and Creditors' Rights
Banking Law

Jeffry Jontz provides clients high-quality legal service with a healthy dose of common sense, at a cost-effective price point. He strives to find resolutions that make good business sense, rather than encumbering clients in protracted litigation. Jeffry assists our municipal clients in offensive and defense litigation, including in the United States Bankruptcy Courts.

His legal practice centers around commercial litigation, banking, bankruptcy, and creditors' rights, with significant experience in litigation involving financial institutions, contracts, real estate, and construction disputes, as well as litigation involving petroleum marketing, trademark, franchise, employment and non-compete agreements. His legal expertise extends to insolvency matters and financial reorganizations, including workouts and bankruptcy. He represented parties in cases before the Florida Supreme Court, which established the unconstitutionality of a portion of Florida's distress for rent statute and the constitutionality of the state's replevin statute. Mr. Jontz was trial counsel in the first jury trial conducted in the bankruptcy courts of the United States and was deeply involved in efforts to assist financial institutions as they worked through massive loan defaults during the Great Recession. In addition to Florida, he was admitted to the Iowa and Ohio bars.

After law school, Mr. Jontz clerked for U.S. District Judge Charles R. Scott in the Middle District of Florida, and for Fifth Circuit Court of Appeals Judge Bryan Simpson. Afterwards, he served as Assistant United States Attorney in the Middle District of Florida, prosecuting criminal and civil cases for the United States Government.

Mr. Jontz has served on numerous commercial litigation and bankruptcy-related committees of the American Bar Association, Florida Bar, and Orange County Bar Association. He has lectured and written about bankruptcy and commercial litigation for the Florida and Orange County Bars, and was selected a "best attorney" in bankruptcy law in Florida by The Best Attorneys Network.

He has an extensive record of community service, having served as an officer of the Drake University and University of Iowa national alumni associations. He is a former member of the Tau Kappa Epsilon National Social Fraternity Judicial Committee. Mr. Jontz is serving his second term as a Florida Governor-appointed member of the Statewide Nominating Commission.

JEFFRY R. JONTZ (Cont'd)

EDUCATION

University of Iowa, Juris Doctor, with distinction, 1969
Drake University, Bachelor of Arts, 1966

COURTS OF PRACTICE

Florida State Courts (admitted in 1971)
U. S. District Court, Middle District of Florida
U. S. Court of Appeals, Eleventh Circuit

PROFESSIONAL ACTIVITIES

Past Chair, Code Enforcement Board of the City of Maitland
Past Chair, Board of Adjustment of the City of Winter Park
Past Member and President, Board of Trustees of the Winter Park Public Library
Past Member, Board of Directors of The Iowa Law School Foundation

RATINGS & CERTIFICATIONS

AV – Preeminent Rated by Martindale-Hubbell

Experience and Qualifications of Attorneys



John T. Conner /Partner

E: Conner@fishbacklaw.com

P: (407) 262-8400

Areas of Practice

Commercial & Business Litigation
Government Law
Land Use & Development
Motor Vehicle Law

A fourth generation Florida native with a rich history tied to agriculture and real property in Florida, John T. Conner takes great pride in helping local governments and businesses navigate the complexities of property development in the Sunshine State. He has successfully represented a wide variety of clients involving land use litigation in Orange, Lake, Brevard, Volusia, Marion, Hernando counties, and with transportation agencies and school boards.

In addition to his extensive experience in property development law, Mr. Conner offers unparalleled expertise to clients in commercial litigation in all Florida trial and appellate courts. With nearly two decades of defending major theme parks and national motor vehicle repair companies, he has successfully navigated a wide array of difficult legal disputes including land use claims, complex commercial and class action cases, breach of contract claims, and all manner of litigated disputes involving municipalities and other public entities.

Mr. Conner earned his Bachelor's degree from the University of Florida and a Master's degree from the University of Central Florida. In 2003, he proudly became a double-Gator, receiving his Juris Doctor with Honors from the University of Florida College of Law, where he also served as a Senior Editor of the *Florida Law Review*.

Mr. Conner has served as a member of the Board of Directors for both the Oviedo and Downtown Orlando YMCAs. He has been active in youth sports as a parent and coach in Winter Park, where he and his wife raised two sons. Mr. Conner is a life-long football fan, enjoys spending time with his family and friends, and can still be found throwing the pigskin from time to time.

EDUCATION

University of Florida, Fredric G. Levin College of Law – Juris Doctor with Honors, 2003
Florida Law Review, Senior Editor, 2002-2003, and Staff, 2001-2002
University of Central Florida – Master's Degree, 1999
University of Florida – Bachelor of Arts, 1995

John T. Conner (Cont'd)

COURTS OF PRACTICE

All Florida state courts (admitted in 2008)
U.S. District Court, Middle District of Florida
U.S. Bankruptcy Court, Middle District of Florida

PROFESSIONAL ACTIVITIES

Orange County Bar Association
Florida Bar Association
American Bar Association
Florida Defense Lawyers Association
Former Member of Board of Directors, Oviedo YMCA
Former Member of Board of Directors, Downtown Orlando YMCA

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Fee Proposal

Fishback Dominick proposes the following fee structure

A. Hourly Rates. Fishback Dominick proposes a flat fee of $5,000.00 per month for up to 20 hours per month, which will apply to attendance at Town Council and Planning and Zoning Board meetings as well as consultation with staff and Town Council members.

After the first 20 hours, we will charge the following hourly rates, including for litigation. For all matters, (and except for opinion letters concerning issuance of bonds or notes and development pass-through services, as described below), we will bill in increments of a quarter hour at the following hourly rates:

Daniel Langley and A. Kurt Ardaman	$325.00
Other Board Certified Attorneys and Partners	$300.00
Associates	$275.00
Paralegals & Law Clerks	$175.00
Legal Assistants	$125.00

At the beginning of each fiscal year, fees may be increased by up to 3% to the nearest $5.00 increment, subject to approval by the Town Manager. Third party costs (court filing fees, process server fees, court reporter fees, real estate closing costs, etc.) are billed without markup. In-house photocopying is 20 cents/page. Necessary travel expenses are reimbursed at the IRS standard rate (**not** to include back and forth to City Hall and other municipal buildings).

B. Municipal Bond Opinion Letters. For legal services relating to issuance of opinion letters concerning the legality of the Town's issuance of general obligation bonds, revenue bonds, or other types of bonds or notes, in order to compensate the firm for the increased risk of issuing such letters, the Town shall pay a lump sum fee to Fishback Dominick (in lieu of an hourly fee for the time incurred in reviewing and revising the bond documents and the drafting and negotiations of legal opinion letters) as follows:

.004 of bond amount for bonds up to $15,000,000 (minimum $20,000.00 fee);
Over $15,000,000 – the above fee plus .002 of amounts over $15,000,000.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Fee Proposal

C. Real Estate Closings.

Fishback Dominick will perform real estate closing services for all of the Town's real estate transactions and charge standard hourly rates for work performed. The Firm shall serve as title agent on all transactions involving the Town's purchase or sale of real property, unless otherwise directed by the Town Council. The rendering of title commitments and issuance of title insurance policies incident to the purchase or sale of real estate by Town will be in accordance with applicable promulgated rates for such insurance plus title search costs.

D. Development Pass-Through.

For legal services provided by the Firm in which third parties reimburse the Town (including for plan review as the Town's Land Development Code may provide), the Firm's hourly attorney rates will be one-third higher than the hourly rates after the first 20 hours stated above in paragraph A, rounded-up to the nearest five dollar increment.

E. Expenses

The Town shall reimburse the Town Attorney for expenses reasonably incurred in the course of rendering legal services, including but not limited to court filing fees, court reporter's fees, process server fees, third party facsimile charges, real estate closing costs, express delivery charges, postage, printing, costs of reproducing documents (in-firm copies billed at $0.20 per copy), and necessary travel expenses at IRS standard mileage rates (not to include mileage to and from to City buildings or facilities). **Unlike many firms, Fishback Dominick does not pass-on costs to clients for long distance telephone calls or for using electronic legal research on Westlaw.**

F. No Retainer

Fishback Dominick trusts that the Town timely pays its invoices. Therefore, the Firm is not requesting payment of a retainer fee.

G. Invoices.

Invoices are sent on a monthly basis, normally within two weeks after month-end.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Other Information Required

Judgments

Judgments: N/A

Copies of Fishback Dominick LLP's Commercial General Liability and Lawyers Professional Liability Insurance certificates of insurance are included in Tab A.5.

Fishback Dominick LLP carries a $5 million dollar malpractice liability insurance policy.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Conflict of Interests

Fishback Dominick does not currently represent any clients whose interests would create a conflict with the Town of Howey-in-the-Hills. The firm is committed to maintaining the highest ethical standards and will continue to avoid any representation that would present a legal or ethical conflict with the Town.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Business License and W-9 Form

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: FISHBACK DOMINICK, LLP
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Hillary Griffith
Certificate Number: BC-001827-2023
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Business Type(s): 541110 Offices of Lawyers
Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: Fishback Dominick
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Paul D. Johnson, Jr.
Certificate Number: BC-000299-2022
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Business Type(s): 541110 Offices of Lawyers
Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: DANIEL W LANGLEY
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: DANIEL LANGLEY
Certificate Number: 2020-023849
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Mailing Address: FISHBACK,DOMINICK 1947 LEE ROAD ST
WINTER PARK, FL 32789

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: MICHAEL D TEMPKINS
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: MICHAEL TEMPKINS
Certificate Number: 2020-024840
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: ERIC B. JONTZ
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Frances Ibarra
Certificate Number: 2020-032531
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Mailing Address: FISHBACK DOMINICK 1947 LEE ROAD ST
WINTER PARK, FL 32789

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: JEFFRY R. JONTZ
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Frances Ibarra
Certificate Number: 2020-032530
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: AHLERS, MARK F / FISHBACK DOMINICK BENNETT

Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

Owner: MARK AHLERS

Certificate Number: 2020-023857

License Type: Business Certificate

Issued Date: 9/30/2024

Classification: Professional Services (Licensed Individual)

Expiration Date: 9/30/2025

Fees Paid: $127.50

Licensed Individual Classification: Other Professional

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: RICHARD S GELLER

Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

Owner: Frances Ibarra

Certificate Number: 2020-026086

License Type: Business Certificate

Issued Date: 9/30/2024

Classification: Professional Services (Licensed Individual)

Expiration Date: 9/30/2025

Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: Fishback Dominick
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Brandon E Pownall
Certificate Number: BC-000290-2022
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Business Type(s): 541110 Offices of Lawyers
Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: A KURT ARDAMAN
Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834
Owner: Frances Ibarra
Certificate Number: 2020-023848
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate
Classification: Professional Services (Licensed Individual)
Fees Paid: $127.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: FISHBACK DOMINICK

Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834

Owner: Fishback Dominick

Certificate Number: BC-001912-2021

Issued Date: 9/30/2024

Expiration Date: 9/30/2025

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate

Classification: General

Fees Paid: $127.50

General Business Classification: General Business Office

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park
401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: Benjamin W. Schafer
DBA: Fishback Dominick

Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834

Owner:

Certificate Number: BC-003703-2024

Issued Date: 10/24/2024

Expiration Date: 9/30/2025

Business Type(s): 541110 Offices of Lawyers

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate

Classification: Professional Services (Licensed Individual)

Fees Paid: $142.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

City of Winter Park

401 S Park Ave, Winter Park, FL 32789
407-599-3530

BUSINESS CERTIFICATE

Business Name: John T. Conner
DBA: Fishback Dominick LLP

Business Location: 1947 LEE RD
WINTER PARK, FL 32789-1834

Owner:

Certificate Number: BC-003584-2024

Issued Date: 10/22/2024

Expiration Date: 9/30/2025

Business Type(s): 541110 Offices of Lawyers

Mailing Address: 1947 LEE RD
WINTER PARK, FL 32789-1834

License Type: Business Certificate

Classification: Professional Services (Licensed Individual)

Fees Paid: $182.50

Licensed Individual Classification: Attorney

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

5000 BUSINESS OFFICE $50.00 28 EMPLOYEES

5000-0002573

TOTAL TAX	$50.00
PENALTIES	$5.00
PREVIOUSLY PAID	$55.00
TOTAL DUE	$0.00

FISHBACK DOMINICK BENNETT ETAL LLP

FISHBACK DOMINICK BENNETT ETAL LLP
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $55.00 (Multiple) 2002-10153047 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

5000 BUSINESS OFFICE $50.00 28 EMPLOYEES

5000-0002573

TOTAL TAX $50.00
PENALTIES $5.00
PREVIOUSLY PAID $55.00
TOTAL DUE $0.00

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

FISHBACK DOMINICK BENNETT ETAL LLP

FISHBACK DOMINICK BENNETT ETAL LLP
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $55.00 (Multiple) 2002-10153047 10/14/2024

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248914

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

SCHAFER BENJAMIN WESLEY

FISHBACK DOMINICK BENNETT ETAL LLP
SCHAFER BENJAMIN WESLEY
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 2002-10214793 11/5/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248914

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

SCHAFER BENJAMIN WESLEY

FISHBACK DOMINICK BENNETT ETAL LLP
SCHAFER BENJAMIN WESLEY
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 2002-10214793 11/5/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248913

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

CONNER JOHN T

FISHBACK DOMINICK BENNETT ETAL LLP
CONNER JOHN T
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 2002-10214792 11/5/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248913

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

CONNER JOHN T

FISHBACK DOMINICK BENNETT ETAL LLP
CONNER JOHN T
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 2002-10214792 11/5/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-0037156

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

ARDAMAN ALAN K

FISHBACK DOMINICK BENNETT ETAL
ARDAMAN ALAN K
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153046 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-0037156

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

ARDAMAN ALAN K

FISHBACK DOMINICK BENNETT ETAL
ARDAMAN ALAN K
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153046 10/14/2024

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1235775

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

POWNALL BRANDON EDWARD

FISHBACK DOMINICK BENNETT ETAL LLP
POWNALL BRANDON EDWARD
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153045 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1235775

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

POWNALL BRANDON EDWARD

FISHBACK DOMINICK BENNETT ETAL LLP
POWNALL BRANDON EDWARD
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153045 10/14/2024

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-0000384

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

AHLERS MARK F

FISHBACK DOMINICK BENNETT ETAL
AHLERS MARK F
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153044 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-0000384

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

AHLERS MARK F

FISHBACK DOMINICK BENNETT ETAL
AHLERS MARK F
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153044 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-0964602

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

GELLER RICHARD S

FISHBACK DOMINICK BENNETT ETAL
GELLER RICHARD S
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153043 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-0964602

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

GELLER RICHARD S

FISHBACK DOMINICK BENNETT ETAL
GELLER RICHARD S
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153043 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1235776

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

JOHNSON PAUL D JR

FISHBACK DOMINICK BENNETT ETAL LLP
JOHNSON PAUL D JR
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153042 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1235776

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

JOHNSON PAUL D JR

FISHBACK DOMINICK BENNETT ETAL LLP
JOHNSON PAUL D JR
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153042 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-1055233

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

TEMPKINS MICHAEL D

FISHBACK DOMINICK BENNETT ETAL LLP
TEMPKINS MICHAEL D
1947 LEE ROAD
WINTER PARK FL 32789

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153041 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-1055233

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

TEMPKINS MICHAEL D

FISHBACK DOMINICK BENNETT ETAL LLP
TEMPKINS MICHAEL D
1947 LEE ROAD
WINTER PARK FL 32789

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153041 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1184946

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

JONTZ JEFFRY R

FISHBACK DOMINICK BENNETT ETAL LLP
JONTZ JEFFRY R
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153040 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1184946

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

JONTZ JEFFRY R

FISHBACK DOMINICK BENNETT ETAL LLP
JONTZ JEFFRY R
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
U - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153040 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-0561316

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

LANGLEY DANIEL W

FISHBACK DOMINICK BENNETT ETAL
LANGLEY DANIEL W
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153039 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

3002 ATTORNEY 2024 $30.00 EXPIRES 9/30/2025 3002-0561316

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

LANGLEY DANIEL W

FISHBACK DOMINICK BENNETT ETAL
LANGLEY DANIEL W
1947 LEE RD
WINTER PARK FL 32789-1834

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153039 10/14/2024

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1184944

TOTAL TAX	$30.00
PENALTIES	$3.00
PREVIOUSLY PAID	$33.00
TOTAL DUE	$0.00

JONTZ ERIC BARRETT

FISHBACK DOMINICK BENNETT ETAL LLP
JONTZ ERIC BARRETT
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153038 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1184944

TOTAL TAX $30.00
PENALTIES $3.00
PREVIOUSLY PAID $33.00
TOTAL DUE $0.00

JONTZ ERIC BARRETT

FISHBACK DOMINICK BENNETT ETAL LLP
JONTZ ERIC BARRETT
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $33.00 (Multiple) 2002-10153038 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248416

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

GRIFFITH HILLARY

FISHBACK DOMINICK BENNETT ETAL LLP
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 (Multiple) 2002-10153037 10/14/2024

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2024 EXPIRES 9/30/2025

3002 ATTORNEY $30.00

3002-1248416

TOTAL TAX $30.00
PREVIOUSLY PAID $30.00
TOTAL DUE $0.00

GRIFFITH HILLARY

FISHBACK DOMINICK BENNETT ETAL LLP
1947 LEE RD
WINTER PARK FL 32789

1947 LEE RD
B - WINTER PARK, 32789

PAID: $30.00 (Multiple) 2002-10153037 10/14/2024

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Fishback Dominick LLP

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☐ S corporation ☒ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

1947 Lee Road

Requester's name and address (optional)

6 City, state, and ZIP code

Winter Park, FL 32789

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

5	9	–	1	8	4	8	5	4	6

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here Signature of U.S. person [signature] Date 1-13-2025

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

References

Client 1: City of DeBary
16 Colomba Road, DeBary, FL 32713
Contact: Carmen Rosamonda, City Manager
Phone: (386) 668-2040
Email: crosamonda@debary.org

Description of Services Provided:
Fishback Dominick has served as City Attorney for the City of DeBary for over 25 years, providing comprehensive legal services including attendance at City Council meetings, advising on land use and zoning matters, code enforcement, contracts and procurement, litigation, public records and Sunshine Law compliance, ethics issues, charter interpretation, and drafting of ordinances and resolutions. We also represent DeBary in complex real estate matters, development agreements, and interlocal agreements.

Performance Period:
Ongoing – 1999 to present

Client 2: City of Winter Garden
300 W. Plant Street, Winter Garden, FL 34787
Contact: Jon Williams, City Manager
Phone: (407) 656-4111
Email: jwilliams@cwgdn.com

Description of Services Provided:
We have represented the City of Winter Garden for more than 19 years as City Attorney, providing full-service municipal legal counsel. This includes advising the City Commission, Planning & Zoning Board, Code Enforcement Board, and CRA; drafting and reviewing ordinances, resolutions, and contracts; handling litigation and appeals; advising on real estate and land use issues including rezonings, comprehensive plan amendments, and Bert Harris Act claims; and guiding the City on procurement, public finance, and interlocal agreements.

Performance Period:
Ongoing – 2005 to present

FISHBACK ♦ DOMINICK
ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

References

Client 3: City of Belle Isle
1600 Nela Avenue, Belle Isle, FL 32809
Contact: Rick J. Rudometkin, City Manager
Phone: (407) 851-7730
Email: rrudometkin@belleislefl.gov

Description of Services Provided:
We have represented Belle Isle for over 50 years, providing comprehensive City Attorney services, including day-to-day legal guidance to City staff, attendance at Council meetings, assistance with complex land use and development matters, code enforcement, election law issues, charter matters, ethics compliance, litigation, and legislative updates.

Performance Period:
Ongoing – 1970s to present

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Public Sector Clients

Fishback's Current Municipal and Governmental Agency Clients:

A. City of Belle Isle
B. City of DeBary
C. City of Longwood
D. City of Ocoee
E. City of Winter Garden
F. City of Winter Park
G. Volusia County Tax Collector
H. Volusia County Property Appraiser

Please see above for each individual attorney's experience representing local governments.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Billing Invoices

For all public sector clients for last 12 months

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 04, 2024
Billed through 03/31/2024
Bill Number 119806

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$7,600.00
		Payments Applied	$7,600.00
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/29/2024	Retainer for the month of March, 2024.	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 04, 2024
Billed through 03/31/2024
Bill Number 119567

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

		Balance Forward		$0.00

FOR PROFESSIONAL SERVICES RENDERED

02/14/2024	JGC	Review emails from D. Langley, R. Rudometkin, and D. Woods and confer with B. Pownall regarding same - re: Form 1 Disclosure requirements.	0.50 hrs	$137.50
03/13/2024	DL	Email from Rick Rudemetkin regarding Trimac Landscape Contract assignment and instructions to Mr. Chumley regarding same.	0.25 hrs	$68.75
03/14/2024	DL	Review, evaluate and respond to Raquel Lozano regarding request for opinion on charter school's position that it is exempt from paying a development review fee for rezoning and site plan review.	1.00 hrs	$275.00
03/18/2024	DL	Review, evaluate and respond to email correspondence from City Manager regarding assignment of Trimac Landscape Contract; Multiple email correspondence regarding same and potential addendum to contract.	1.50 hrs	$412.50
03/19/2024	DL	Review and evaluate inquiry regarding landscaping services contract; Multiple emails with the staff regarding same.	0.75 hrs	$206.25
03/20/2024	DL	Email correspondence from City Clerk regarding qualification issue for potential appointee to Council; Evaluate same and draft responsive email.	0.75 hrs	$206.25

03/20/2024	DL	Review, evaluate and respond to email correspondence regarding resolution on list of city-owned properties appropriate for affordable housing.	0.50 hrs	$13
03/20/2024	DL	Review, evaluate and respond to inquiry from City Manager regarding potential gifting of alcoholic beverages.	2.00 hrs	$550.00
03/22/2024	DL	Review, evaluate and respond to email from Raquel Lozano regarding status of EAR-based comprehensive plan amendment.	0.50 hrs	$137.50
03/25/2024	DL	Multiple email correspondence from Ms. Lozano regarding RVi Planning to review the EAR letter from State; Email correspondence regarding scheduling conference call.	0.50 hrs	$137.50
03/29/2024	DL	Review and evaluate email correspondence from Ms. Lozano regarding R-1AA zoning provisions; Review and evaluate potential land development code amendments and draft proposed language; Email correspondence to Mayor, City Manager and Raquel Lozano regarding same.	3.00 hrs	$825.00
03/29/2024	DL	Review and respond to email regarding response to Department of Commerce letter regarding EAR.	0.25 hrs	$68.75
		Total Fees for this matter		$3,162.50

DISBURSEMENTS

03/31/2024	Postage	$2.13
03/31/2024	Reproduction Costs	$128.75
	Total Disbursements for this matter	$130.88

BILLING SUMMARY

Langley, Daniel W.	11.00 hrs	$3,025.00
Chumley, J Giffin	0.50 hrs	$137.50
TOTAL FEES	11.50 hrs	$3,162.50
TOTAL DISBURSEMENTS		$130.88
TOTAL CURRENT CHARGES		$3,293.38
TOTAL NET CHARGES		$3,293.38
TOTAL BALANCE NOW DUE		$3,293.38

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 04, 2024
Billed through 03/31/2024
Bill Number 119568

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$343.75
Payments Applied	$343.75
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/15/2024	EDY	Send offers to attorneys on red light cases.	0.50 hrs	$137.50
03/18/2024	EDY	Represent BIPD at Red Light Hearings.	4.00 hrs	$1,100.00
		Total Fees for this matter		$1,237.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

DeYoung, Erin	4.50 hrs	$1,237.50
TOTAL FEES	4.50 hrs	$1,237.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,237.50
TOTAL NET CHARGES		$1,237.50
TOTAL BALANCE NOW DUE		$1,237.50

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 04, 2024
Billed through 03/31/2024
Bill Number 119569

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

adv. Smith & Lenz (1615 Idaho Ave.)
B900 29017

Balance Forward		$105.00
Payments Applied		$105.00
Net Balance Forward		$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/18/2024	DL	Confer with Mr. Chumley regarding order to show cause.	0.25 hrs	$68.75
03/21/2024	JGC	Telephone conference with T. Grimm - re: question as to whether any further action is required in the case.	0.25 hrs	$68.75
03/21/2024	JGC	Instructions to Paralegal Chelette and Legal Assistant Knights-Borel - re: preparation of notice of voluntary dismissal.	0.25 hrs	$68.75
03/21/2024	JGC	Draft and send email to T. Grimm and R. Rudometkin - re: confirmation of closeout of file and voluntary dismissal of lawsuit.	0.25 hrs	$68.75
03/22/2024	DL	Confer with Mr. Chumley regarding dismissal of case without prejudice.	0.25 hrs	$68.75
		Total Fees for this matter		$343.75

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$137.50
Chumley, J Giffin	0.75 hrs	$206.25

TOTAL FEES	1.25 hrs	$343.75
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$343.75
TOTAL NET CHARGES		$343.75
TOTAL BALANCE NOW DUE		$343.75

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 13, 2024
Billed through 04/30/2024
Bill Number 119890

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$3,800.00
		Payments Applied	$3,800.00
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

04/30/2024	Retainer for the month of April, 2024	18.25 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	18.25 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 13, 2024
Billed through 04/30/2024
Bill Number 119891

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,237.50
Payments Applied	$1,237.50
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

04/09/2024	EDY	Training tip on new Public Records Law.	0.25 hrs	$68.75
04/09/2024	EDY	Draft and File Dismissal for payment of UTC Moise.	0.25 hrs	$68.75
04/09/2024	EDY	Draft and File Dismissal for payment of UTC Acevedo.	0.25 hrs	$68.75
04/12/2024	EDY	Send Offers to Defense Attorneys for RLC hearing.	0.25 hrs	$68.75
04/12/2024	EDY	Telephone call with Det regarding possible RPO.	0.25 hrs	$68.75
04/12/2024	EDY	Review Police Reports regarding possible RPO.	1.00 hrs	$275.00
04/15/2024	EDY	Attend/Represent BIPD at Red Light Hearings.	4.00 hrs	$1,100.00
04/16/2024	EDY	Draft and File Dismissal for Payment of UTC Chamorro.	0.25 hrs	$68.75
04/17/2024	EDY	Telephone call with Ofc. Shafer FDLE investigation.	0.25 hrs	$68.75
04/19/2024	EDY	EMail from OCSO lawyers regarding pending RLC case.	0.25 hrs	$68.75
		Total Fees for this matter		$1,925.00

DISBURSEMENTS

Total Disbursements for this matter		$

BILLING SUMMARY

DeYoung, Erin	7.00 hrs	$1,925.00
TOTAL FEES	7.00 hrs	$1,925.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,925.00
TOTAL NET CHARGES		$1,925.00
TOTAL BALANCE NOW DUE		$1,925.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 13, 2024
Billed through 04/30/2024
Bill Number 119892

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Rodriguez, Alfredo adv.
B900 29019

	Balance Forward	$385.75
	Payments Applied	$385.75
	Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

04/25/2024	DL	Review correspondence from Donovan Roper regarding discovery issues in Alfredo Rodriguez v. Belle Isle.	0.25 hrs	$68.75
		Total Fees for this matter		$68.75

DISBURSEMENTS

04/30/2024	Postage		$0.64
	Total Disbursements for this matter		$0.64

BILLING SUMMARY

Langley, Daniel W.	0.25 hrs	$68.75
TOTAL FEES	0.25 hrs	$68.75
TOTAL DISBURSEMENTS		$0.64
TOTAL CURRENT CHARGES		$69.39
TOTAL NET CHARGES		$69.39
TOTAL BALANCE NOW DUE		$69.39

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 15, 2024
Billed through 05/31/2024
Bill Number 120217

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$3,800.00
		Payments Applied	$3,800.00
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/30/2024	Retainer for the month of May 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

	Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 15, 2024
Billed through 05/31/2024
Bill Number 120218

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$3,293.38
Payments Applied	$3,293.38
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/03/2024	DL	Review May 7th City Council agenda package.	0.25 hrs	$68.75
05/03/2024	BEP	Review correspondence from Attorney Langley re: May 7 Meeting Agenda; review agenda.	0.25 hrs	$56.25
05/06/2024	DL	Email correspondence with City Clerk regarding requirements for DEP Resilient Florida Program Grant.	0.25 hrs	$68.75
05/06/2024	BEP	Review and respond to correspondence from Legal Assistant Knights-Borel re: revised agenda.	0.25 hrs	$56.25
05/15/2024	DL	Email correspondence from Yolanda Quiceno requesting form business impact statement; Obtain samples and draft responsive email.	0.50 hrs	$137.50
05/16/2024	DL	Email correspondence with City Clerk regarding economic impact statement required by Florida Statute 166.041 and review and evaluate statute.	0.50 hrs	$137.50
05/17/2024	DL	Draft Sunshine Law, Public Records Law and Ethics Training PowerPoint for May 21st workshop.	2.50 hrs	$687.50
05/20/2024	DL	Prepare powerpoint slides for Council workshop; Email to City Clerk regarding same.	1.25 hrs	$343.75

05/23/2024	JMF	Confer with Dan Langley regarding employment law issue.	0.75 hrs	$20[illegible]
05/24/2024	DL	Review multiple email correspondence regarding sales tax collection for merchandise and vendor contracts; Instructions to Ms. Griffith regarding same; Draft opinion email to the City Manager.	1.25 hrs	$343.75
05/24/2024	HGG	Legal research re: for the sale of retail items by a City, does Florida allow sales tax to be included in the sales price.	1.50 hrs	$337.50
05/29/2024	DL	Email correspondence regarding Lancaster House carve out parcel for lease amendment with Cornerstone; Review site plan and survey; Draft responsive email to Rick Rudenmetkin regarding same; Review additional email regarding CCA proceeding with obtaining surveyor's sketch and legal description.	1.25 hrs	$343.75
05/29/2024	DL	Multiple email correspondence from City Manager regarding proposed changes to city manager contract.	0.50 hrs	$137.50
05/29/2024	HGG	Legal research re: does the Clean Water Act (2020) require local municipalities to develop a sewer conversion plan	0.75 hrs	$168.75
05/29/2024	HGG	Draft response for Clean Water Act question and contract review question. Email Attorney Langley re: same.	1.00 hrs	$225.00
		Total Fees for this matter		$3,318.75

DISBURSEMENTS

05/31/2024	Postage	$3.67
05/31/2024	Reproduction Costs	$11.25
	Total Disbursements for this matter	$14.92

BILLING SUMMARY

Pownall, Brandon E	0.50 hrs	$112.50
Langley, Daniel W.	8.25 hrs	$2,268.75
Griffith, Hillary G	3.25 hrs	$731.25
Finnigan, John M	0.75 hrs	$206.25
TOTAL FEES	12.75 hrs	$3,318.75
TOTAL DISBURSEMENTS		$14.92
TOTAL CURRENT CHARGES		$3,333.67
TOTAL NET CHARGES		$3,333.67
TOTAL BALANCE NOW DUE		$3,333.67

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 15, 2024
Billed through 05/31/2024
Bill Number 120219

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

		Balance Forward	$1,925.00
		Payments Applied	$1,925.00
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/22/2024	EDY	Attend Red Light Camera Court.	2.50 hrs	$687.50
		Total Fees for this matter		$687.50

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

DeYoung, Erin	2.50 hrs	$687.50
TOTAL FEES	2.50 hrs	$687.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$687.50
TOTAL NET CHARGES		$687.50
TOTAL BALANCE NOW DUE		$687.50

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

July 03, 2024
Billed through 06/30/2024
Bill Number 120502

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

	Balance Forward	$3,800.00
	Payments Applied	$0.00
	Net Balance Forward	$3,800.00

FOR PROFESSIONAL SERVICES RENDERED

06/18/2024	Retainer for the month of June 2024	$3,800.00
	Total Fees for this matter	$3,800.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

	$3,800.00
TOTAL FEES	$3,800.00
TOTAL DISBURSEMENTS	$0.00
TOTAL CURRENT CHARGES	$3,800.00
TOTAL NET CHARGES	$3,800.00
TOTAL BALANCE NOW DUE	$7,600.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

July 03, 2024
Billed through 06/30/2024
Bill Number 120503

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$3,333.67
Payments Applied	$0.00
Net Balance Forward	$3,333.67

FOR PROFESSIONAL SERVICES RENDERED

06/04/2024	DL	Review correspondence from insurance defense counsel Andrew Hayes regarding discovery requests in Esmeralda Serrano Negroni v. City of Belle Isle; Email correspondence with Rick Rudenmetkin regarding same; Review Mr. Dayes response to Mr. Rudemetkin; Email from Tracy Richardson.	1.25 hrs	$343.75
06/04/2024	DL	Review email correspondence from Raquel Lozano regarding workplace concerns.	0.25 hrs	$68.75
06/05/2024	DL	Email correspondence regarding SS 166.041 - Business Impact Estimates.	0.25 hrs	$68.75
06/05/2024	DL	Email from Raquel Lozano regarding workplace concerns.	0.25 hrs	$68.75
06/05/2024	DL	Telephone call with Mayor Fouraker and Rick Rudenmetkin regarding employment issues; Multiple correspondence with labor attorneys for investigation of complaints.	1.75 hrs	$481.25
06/06/2024	DL	Correspondence with Rick Rudenmetkin regarding engaging employment lawyer and latest interaction with City staff.	0.50 hrs	$137.50
06/06/2024	DL	Review and respond to email correspondence regarding GOAA meeting on June 20th.	0.25 hrs	$68.7

06/06/2024	DL	Review emails regarding Lancaster House carve out.	0.25 hrs	$68.75
06/06/2024	DL	Review, evaluate and respond to legal question inquiry from Raquel Lozano regarding Willdan Services Contract and the federal Clean Water Act; Review email from Rick Rudemetkin regarding status.	0.75 hrs	$206.25
06/06/2024	DL	Telephone and email correspondence with labor attorney, Shannon L. Kelly regarding performing an investigation regarding complaints by employees concerning the City Manager.	1.00 hrs	$275.00
06/06/2024	BEP	Review correspondence from City staff and Attorney Langley re: canceled July 2, 2024 Council meeting.	0.25 hrs	$56.25
06/07/2024	DL	Email from City Manager regarding agenda item for speaking requested by citizen	0.25 hrs	$68.75
06/10/2024	DL	Review multiple email correspondence from City Manager regarding Kristina Giles' request for agenda item.	0.50 hrs	$137.50
06/10/2024	DL	Multiple correspondence with Rick Rudenmetkin regarding agenda item request by citizen.	0.50 hrs	$137.50
06/10/2024	DL	Review engagement letter agreement from Ford Harrison; Confer with Mr. Rudometkin regarding same; Email correspondence to Mayor and City Council regarding independent investigation; Telephone call with Ms. Kelly regarding proceeding with investigation; Email correspondence to Ms. Lozano regarding independent investigation of her complaint against Rick Rudometkin; Email to City Manager regarding investigation.	2.50 hrs	$687.50
06/10/2024	DL	Review federal court injunctive relief order regarding form 6; Email to Mayor and City Council regarding federal court injunctive relief order regarding form 6.	0.50 hrs	$137.50
06/11/2024	DL	Review Commission on Ethics memorandum regarding form 6 in light of federal court injunction and email to City Council regarding same.	0.50 hrs	$137.50
06/11/2024	BEP	Conduct legal research re: Form 6 and emergency injunction entered to block enforcement of same; review Order on Motion for Preliminary Injunction re: same.	0.25 hrs	$56.25
06/12/2024	DL	Review, evaluate and respond to email from City Manager regarding potential conditions of an annexation of the Publix commercial area.	0.50 hrs	$137.50
06/12/2024	DL	Email from Ms. Lozano regarding adult day care use and instructions to Ms. Griffith regarding same.	0.25 hrs	$68.75

06/13/2024	HGG	Legal research re: safety standards and legal concerns for adult day care facility within C-1 zoned property.	0.50 hrs	$112.50
06/14/2024	DL	Email correspondence from City Clerk regarding commission on ethics email.	0.25 hrs	$68.75
06/14/2024	DL	Email correspondence regarding code interpretation regarding planning director.	0.25 hrs	$68.75
06/14/2024	DL	Evaluate potential conditions of annexation proposed by Publix.	0.50 hrs	$137.50
06/14/2024	HGG	Legal research and email sent to R. Lozano re: state regulations and safety standards required for adult daycare centers in C-1 zoned land.	0.75 hrs	$168.75
06/14/2024	DL	Email correspondence from Joshua Evertsen and Mayor regarding driveway apron damage issue.	0.25 hrs	$68.75
06/14/2024	HGG	Call with R. Lozano re: interpretation of the word director in the zoning code. Email sent re: same.	0.50 hrs	$112.50
06/17/2024	DL	Review email correspondence regarding codes and laws on adult daycare centers.	0.25 hrs	$68.75
06/17/2024	DL	Email correspondence regarding damage to driveway apron.	0.25 hrs	$68.75
06/17/2024	DL	Telephone call with Rick Rudenmetkin regarding potential annexation of Publix and issues concerning same.	0.75 hrs	$206.25
06/17/2024	DL	Telephone call with attorney Shannon Kelly regarding status of employment investigation.	0.25 hrs	$68.75
06/17/2024	DL	Review and revise proposed Second Amendment to Cornerstone Charter School Lease concerning the Lancaster House; Email correspondence to Rick Rudenmetkin regarding same.	1.00 hrs	$275.00
06/17/2024	HGG	Review Belle Isle Planning and Zoning agenda packet in preparation for June 25, 2024 meeting.	1.00 hrs	$225.00
06/19/2024	DL	Telephone call from Rick Rudenmetkin regarding multiple boat dock issues.	0.50 hrs	$137.50
06/19/2024	DL	Research riparian rights administrative code provisions and instructions to Mr. Pownall regarding same; Review City code provisions regarding boat docks; Consider potential amendments to dock code.	2.00 hrs	$550.00
06/19/2024	DL	Email correspondence regarding proposed Live Local Act ordinance; Review and revise draft ordinance.	1.50 hrs	$412.50
06/19/2024	BEP	Confer with Attorney Langley re: background on and instructions to research Florida law on dock setback requirements; review Florida Admin Code provision provided by Attorney Langley.	0.25 hrs	$56.25

06/20/2024	DL	Review city code and information provided regarding 5447 Ming Drive, boat dock permitting issue; Multiple correspondence with City Manager and Raquel Lozano regarding same.	2.75 hrs	$756.25
06/20/2024	DL	Attend meeting at City Hall with GOAA; Meeting with Mayor and City Manager regarding tree removal and dock permitting issues.	3.25 hrs	$893.75
06/20/2024	DL	Email correspondence from Chief Grimm regarding inquiry regarding pension benefits concerning Uniformed Services Employment and Reemployment Rights Act of 199; Instructions to Ms. Griffith regarding same.	0.25 hrs	$68.75
06/20/2024	DL	Email from Clay Van Camp regarding dock issue.	0.25 hrs	$68.75
06/20/2024	HGG	Legal research re: whether the City as an employer is responsible for the employee's pension while employee is on orders.	0.75 hrs	$168.75
06/21/2024	DL	Email correspondence regarding Orange County's rural boundary amendment.	0.25 hrs	$68.75
06/21/2024	DL	Review email correspondence regarding stop work order issued for boat dock.	0.25 hrs	$68.75
06/21/2024	HGG	Review USERRA and applicable Florida statutes re: employee pensions while on orders. Email sent to T. Grimm re: same.	0.75 hrs	$168.75
06/24/2024	DL	Email correspondence from Shannon Kelly regarding request for interviews of three employees; Correspondence with employees regarding scheduling interviews with Ms. Kelly.	0.50 hrs	$137.50
06/24/2024	DL	Review multiple emails from Damien Prosser regarding 5447 Ming Drive dock.	0.50 hrs	$137.50
06/25/2024	DL	Multiple correspondence regarding cancellation of P&Z Board meeting due to lack of quorum.	0.50 hrs	$137.50
06/25/2024	DL	Email correspondence regarding 5447 Ming Drive - Dock issues.	0.25 hrs	$68.75
06/25/2024	DL	Email correspondence regarding Lot Split Application - Daniel Richards at 5019 Gran Lac Avenue; Review documentation provided concerning ownership.	0.75 hrs	$206.25
06/25/2024	BEP	Review multiple correspondences from Attorney Langley and attachments to same re: dock setback requirement issue, Florida Admin Code provisions, and letters from DEP; review City Code re: dock setback requirements; confer with Attorney Langley re: status of dock setback issue; legal research re: same.	3.00 hrs	$675.00
06/26/2024	DL	Email correspondence regarding potential special meeting for P&Z Board.	0.25 hrs	$68.75

06/26/2024	DL	Review, evaluate and respond to inquiry regarding special meeting for P&Z Board meeting.	0.50 hrs	$137.50
06/26/2024	HGG	Legal research and email sent re: whether the Mayor can call a special meeting for the Planning & Zoning Board.	0.75 hrs	$168.75
06/27/2024	AKA	Review code interpretation with respect to lakefront development and boat docks; Conference with Dan Langley.	0.25 hrs	$68.75
06/27/2024	DL	Multiple email correspondence regarding 5447 Ming Drive boat dock issue and drainage easement issue; Review and evaluate same.	1.00 hrs	$275.00
06/27/2024	DL	Email correspondence from Shannon Kelly requesting an interview with Heidi Peacock.	0.25 hrs	$68.75
06/27/2024	DL	Email correspondence regarding 5447 Ming Drive boat dock issue.	0.25 hrs	$68.75
06/28/2024	DL	Review, evaluate and respond to email from Ms. Lozano regarding drainage easement issue concerning dock permit and location; Draft responsive email.	1.25 hrs	$343.75
06/28/2024	DL	Instructions to Brandon Pownall regarding surveying dock setback requirements of central florida local governments.	0.25 hrs	$68.75
06/28/2024	DL	Confer with Brandon Pownall regarding applicability of FDEP 25 foot setback requirement.	0.25 hrs	$68.75
06/28/2024	BEP	Confer with Attorney Langley re: research findings on FDEP setback requirement for docks and instructions to conduct survey of Central Florida local governments' setback requirements for dock as they related to FDEP setback requirement; correspond with Law Clerk Timothy Robinson re: background on issue and instructions to search Central Florida local governments' code of ordinances and provide dock setback data for analysis.	0.75 hrs	$168.75
		Total Fees for this matter		$11,350.00

DISBURSEMENTS

06/30/2024	Postage	$2.27
06/30/2024	Reproduction Costs	$50.50
	Total Disbursements for this matter	$52.77

BILLING SUMMARY

Ardaman, A. Kurt	0.25 hrs	$68.75
Pownall, Brandon E	4.50 hrs	$1,012.50
Langley, Daniel W.	33.25 hrs	$9,143.75
Griffith, Hillary G	5.00 hrs	$1,125.00
TOTAL FEES	43.00 hrs	$11,350.0

TOTAL DISBURSEMENTS	$52.77
TOTAL CURRENT CHARGES	$11,402.77
TOTAL NET CHARGES	$11,402.77
TOTAL BALANCE NOW DUE	$14,736.44

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

July 03, 2024
Billed through 06/30/2024
Bill Number 120504

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward		$687.50
Payments Applied		$0.00
Net Balance Forward		$687.50

FOR PROFESSIONAL SERVICES RENDERED

06/07/2024	EDY	Emails with Sgt. Wasmund re red light camera case.	0.25 hrs	$68.75
06/14/2024	EDY	E-mail with Chief regarding DUI case from 6th DCA.	0.25 hrs	$68.75
06/17/2024	EDY	Represent BIPD in Red Light Court.	1.00 hrs	$275.00
06/26/2024	EDY	E-mails with Chief regarding School Justice MOU.	0.25 hrs	$68.75
06/28/2024	EDY	Draft MOU request from OCSO on DUI.	0.50 hrs	$137.50
		Total Fees for this matter		$618.75

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

DeYoung, Erin	2.25 hrs	$618.75
TOTAL FEES	2.25 hrs	$618.75
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$618.7

TOTAL NET CHARGES	$618.75
TOTAL BALANCE NOW DUE	$1,306.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

August 01, 2024
Billed through 07/31/2024
Bill Number 120838

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

	Balance Forward		$3,800.00
	Payments Applied		$0.00
	Net Balance Forward		$3,800.00

FOR PROFESSIONAL SERVICES RENDERED

07/31/2024	Retainer for the month of July 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$7,600.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

August 01, 2024
Billed through 07/31/2024
Bill Number 120839

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward		$11,402.77
Payments Applied		$0.00
Net Balance Forward		$11,402.77

FOR PROFESSIONAL SERVICES RENDERED

07/01/2024	DL	Email correspondence with Shannon Kelly regarding investigation issues.	0.25 hrs	$68.75
07/01/2024	TAR	Conducted extensive research regarding dock setback requirements from various Lake County, Orange County, and Osceola County cities. Conducted research into general FDEP dock requirements. Began drafting memorandum reflecting dock setback requirements.	4.25 hrs	$595.00
07/02/2024	TAR	Researched accessory structure setback requirements. Revised memorandum reflecting new setback requirements. Emailed memorandum and research files to assigning attorney for review.	3.00 hrs	$420.00
07/03/2024	DL	Draft Easement Encroachment Agreement for 5447 Ming Drive and email correspondence regarding same.	1.00 hrs	$275.00
07/03/2024	DL	Draft easement encroachment agreement.	1.00 hrs	$275.00
07/03/2024	DL	Review survey of dock setback requirements for other jurisdictions in Central Florida.	0.25 hrs	$68.75
07/07/2024	DL	Review Ford Harrison's invoice for	0.25 hrs	$68.7

		investigation and email to Rick Rudenmetkin regarding same.		
07/09/2024	DL	Email correspondence from Joshua Evertsen and Rick Rudenmetkin regarding driveway repair issue.	0.25 hrs	$68.75
07/09/2024	DL	Easement from the City Clerk regarding the proposed Duke Energy easement and review and comment on same.	1.00 hrs	$275.00
07/11/2024	DL	Telephone call with Shannon Kelly regarding investigation issues.	0.50 hrs	$137.50
07/11/2024	DL	Review, evaluate and respond to email from Raquel Lozano regarding FLU and zoning of city open space property; Follow emails regarding same.	0.75 hrs	$206.25
07/12/2024	DL	Review email correspondence from Rick Rudenmetkin regarding status of Cornerstone Charter School lease amendment.	0.25 hrs	$68.75
07/12/2024	DL	Review draft investigation report from Shannon Kelly.	0.50 hrs	$137.50
07/15/2024	DL	Review investigative report from Shannon Kelly and email to Mayor and City Council regarding same.	0.50 hrs	$137.50
07/17/2024	DL	Review, evaluate and respond to questions raised regarding the Live Local Act ordinance; Email correspondence to City Clerk regarding same.	1.00 hrs	$275.00
07/17/2024	DL	Instructions to Ms. Griffith to draft Live Local Act tax exemption opt out resolution.	0.25 hrs	$68.75
07/18/2024	HGG	Draft Resolution Enacting Opt-Out for the Live Local Act Property in Belle Isle.	1.25 hrs	$281.25
07/22/2024	DL	Review and revise Live Local Act tax exemption resolution; Email to Rick Rudenmetkin regarding tax exemption opt out resolution; Review and respond to email from Mr. Rudenmetkin regarding process for adopting the resolution and notice requirements.	1.00 hrs	$275.00
07/22/2024	DL	Email correspondence regarding special council meeting.	0.25 hrs	$68.75
07/22/2024	HGG	Review and edit Resolution for Tax Exemption Opt-Out. Email sent to Attorney Langley re: draft for review.	0.75 hrs	$168.75
07/23/2024	DL	Email correspondence from Ms. Lozano regarding Live Local Act ordinance revisions.	0.25 hrs	$68.75
07/23/2024	DL	Review and revise performance agreement with Midnight Mayhem band and email correspondence with Rick Rudenmetkin regarding same.	1.00 hrs	$275.00
07/23/2024	DL	Review email correspondence regarding 5447 Ming Drive Update on Boat Dock.	0.25 hrs	$68.75
07/24/2024	DL	Review and comment on revised Live Local	0.50 hrs	$137.5

		Act ordinance; Email correspondence regarding same.		
07/25/2024	DL	Review original contract and review and revise proposed contract extension for Ground Werks, Inc. and correspondence with City Clerk and City Manager regarding same.	1.00 hrs	$275.00
07/25/2024	DL	Review, evaluate and respond to email from Raquel Lozano regarding dock application and design conditions.	0.75 hrs	$206.25
07/26/2024	DL	Review, evaluate and respond to email correspondence from City Manager regarding CCA building insurance.	0.50 hrs	$137.50
07/29/2024	DL	Review email correspondence regarding revisions to Duke Energy Easement; Review revised easement and draft redline with additional proposed revision; Email to City Clerk regarding same.	1.00 hrs	$275.00
07/29/2024	DL	Email correspondence from Shannon Kelly regarding email from Raquel Lozano regarding new issue.	0.25 hrs	$68.75
07/30/2024	DL	Review revised Duke Energy easement and email correspondence regarding same.	0.50 hrs	$137.50
07/31/2024	DL	Telephone call from attorney for Edgewood attorney regarding fire service funding issue; Telephone call with Rick Rudenmetkin regarding same.	0.75 hrs	$206.25
07/31/2024	DL	Review letter from Mayor Demmings in response to cities' opposition to charter amendment.	0.25 hrs	$68.75
		Total Fees for this matter		$5,865.00

DISBURSEMENTS

07/02/2024	HGG001, Hillary G. Griffith; Invoice # 07/03/2024 AH; Travel Expenses - Other. Reimbursement for travel to Code Enforcement meeting in City of Belle Isle - Planning and Zoning Board on 05/28/2024; B900-29000.	$17.42
07/29/2024	HGG001, Hillary G. Griffith; Invoice # 07/30/2024 AH; Travel Expense - Mileage. Reimbursement for City of Belle Isle, Planning and Zoning Board.	$17.42
07/31/2024	Postage	$0.69
07/31/2024	Reproduction Costs	$123.75
	Total Disbursements for this matter	$159.28

BILLING SUMMARY

Langley, Daniel W.	16.00 hrs	$4,400.00
Griffith, Hillary G	2.00 hrs	$450.00
Robinson, Timothy A	7.25 hrs	$1,015.00
TOTAL FEES	25.25 hrs	$5,865.00

TOTAL DISBURSEMENTS	$159.28
TOTAL CURRENT CHARGES	$6,024.28
TOTAL NET CHARGES	$6,024.28
TOTAL BALANCE NOW DUE	$17,427.05

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

August 01, 2024
Billed through 07/31/2024
Bill Number 120840

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward		$618.75
Payments Applied		$0.00
Net Balance Forward		$618.75

FOR PROFESSIONAL SERVICES RENDERED

07/01/2024	EDY	Training Tip on New Laws.	0.25 hrs	$68.75
07/15/2024	EDY	Telephone conferece Re: policy question.	0.25 hrs	$68.75
07/22/2024	EDY	Email offers to Defense Attorneys Court.	0.25 hrs	$68.75
07/22/2024	EDY	Approve OCSO Mutual Aid.	0.25 hrs	$68.75
07/23/2024	EDY	Attend RLC Court.	2.00 hrs	$550.00
		Total Fees for this matter		$825.00

DISBURSEMENTS

07/31/2024	Postage	$2.04
07/31/2024	Reproduction Costs	$0.25
	Total Disbursements for this matter	$2.29

BILLING SUMMARY

DeYoung, Erin	3.00 hrs	$825.00
TOTAL FEES	3.00 hrs	$825.00
TOTAL DISBURSEMENTS		$2.29
TOTAL CURRENT CHARGES		$827.2

TOTAL NET CHARGES	$827.29
TOTAL BALANCE NOW DUE	$1,446.04

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

August 01, 2024
Billed through 07/31/2024
Bill Number 120841

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward	$150.00
Payments Applied	$150.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

07/17/2024	DL	Review files and correspondence regarding 3904 Arajo Court code enforcement issue; Telephone call with Matthew Rabeau regarding status and background facts; Telephone call with Giffin Chumley requesting update on matter.	0.75 hrs	$206.25
07/17/2024	SG	Instructions from Mr. Langley Re: status on file; Review prior emails; Review file; Email to Mr. Langley Re: title work and status.	0.50 hrs	$70.00
07/19/2024	DL	Confer with Mr. Rudenmetkin regarding evaluation of title work and next steps.	0.25 hrs	$68.75
07/25/2024	DL	Review title work and mortgage lien documents; Draft notice of potential condemnation and demolision to mortgage lien holder, Wilmington Savings Fund Society; Research to try to find address of other mortgage holder, Heartland Savings and Loan Association.	1.50 hrs	$412.50
07/25/2024	DL	Instructions to Ms. Gonzalez to attempt to locate property owner's contact information; Confer with Ms. Gonzalez regarding address located.	0.25 hrs	$68.75

07/25/2024	DL	Review condemnation process; Instructions to Ms. Griffith to draft condemnation notices.	0.75 hrs	$206.25
07/25/2024	SG	Email/instructions from Mr. Langley Re: needed address for owner at Arajo property; Review public records information on Lizer Stovall/Lizer Armstead; Email to Mr. Langley Re: same.	0.25 hrs	$35.00
07/29/2024	HGG	Review City code and draft Notice of Condemnation.	1.50 hrs	$337.50
07/31/2024	DL	Telephone call with Rick Rudenmetkin regarding status of work on file.	0.25 hrs	$68.75
07/31/2024	DL	Review and revise notice of condemnation hearing.	0.25 hrs	$68.75
07/31/2024	HGG	Draft Notice of Condemnation re: 3904 Arajo Court.	2.00 hrs	$450.00
		Total Fees for this matter		$1,992.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	4.00 hrs	$1,100.00
Griffith, Hillary G	3.50 hrs	$787.50
Gonzalez, Sonia	0.75 hrs	$105.00
TOTAL FEES	8.25 hrs	$1,992.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,992.50
TOTAL NET CHARGES		$1,992.50
TOTAL BALANCE NOW DUE		$1,992.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

September 06, 2024
Billed through 08/31/2024
Bill Number 121132

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$3,800.00
		Payments Applied	$3,800.00
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

08/31/2024	Retainer for the month of August 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

September 06, 2024
Billed through 08/31/2024
Bill Number 121133

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$17,427.05
Payments Applied	$17,427.05
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

08/01/2024	DL	Review multiple correspondence regarding fire service expenses; Email correspondence with Rick Rudenmetkin regarding County millage for fire services.	0.75 hrs	$206.25
08/05/2024	DL	Email correspondence from Rick Rudenmetkin regarding fire services expenses and County not willing to charge millage for same within the city limits.	0.25 hrs	$68.75
08/05/2024	DL	Review email correspondence regarding Orange County charter amendment on annexation restrictions and review revised proposed charter amendment.	0.50 hrs	$137.50
08/06/2024	DL	Review email correspondence regarding revisions to comprehensive plan.	0.25 hrs	$68.75
08/06/2024	DL	Email correspondence regarding public records request from Kristna Giles Re: 5826 Cove Drive; Review emails for records response to the request and prepare response to same.	1.00 hrs	$275.00
08/07/2024	BEP	Confer with Attorney Langley re: summary of August 6, 2024 Council Meeting.	0.25 hrs	$56.25
08/12/2024	DL	Review Ford Harrison's July 2024 time invoice for workplace complaint investigation and	0.25 hrs	$68.75

		email to Mr. Rudenmetkin regarding same.		
08/13/2024	DL	Correspondence from Raquel Lozano regarding and review proposed Ordinance amending fence and wall land development regulations.	1.00 hrs	$275.00
08/14/2024	DL	Email correspondence from Taylor Smith regarding status of CCA obtaining bondholder approval for Lancaster House carve out.	0.25 hrs	$68.75
08/14/2024	DL	Review, evaluate and respond to email from Yolanda Quiceno regarding code enforcement lien regarding 2823 Trentwood.	0.50 hrs	$137.50
08/15/2024	DL	Review multiple emails regarding Kristina Giles's correspondence from Raquel Lozano.	0.25 hrs	$68.75
08/19/2024	DL	Review email correspondence from Kristina Giles to code enforcement.	0.25 hrs	$68.75
08/19/2024	DL	Email correspondence regarding Christine Giles email copying her attorneys asking questions of city staff and telephone call with Rick Rudenmetkin; Telephone call with attorney Richard Green regarding his client attempting to ask questions of city staff while he is being copied on such correspondence.	0.75 hrs	$206.25
08/20/2024	DL	Review additional public records request from Kristina Giles.	0.25 hrs	$68.75
08/21/2024	BWS	Research re: use of coerced labor affidavit for government contracts.	0.50 hrs	$112.50
08/23/2024	DL	Email correspondence regarding term of office remaining on vacant P&Z Board member seats.	0.25 hrs	$68.75
08/27/2024	DL	Review proposed comp plan amendments.	0.75 hrs	$206.25
08/28/2024	DL	Correspondence with City Clerk regarding comprehensive plan amendment notice.	0.25 hrs	$68.75
08/28/2024	DL	Draft comprehensive plan amendment ordinance; Multiple correspondence with City Clerk regarding same and advertising requirements; Multiple emails with Ms. Lozano regarding revisions to comprehensive plan amendment ordinance and advertisement; Make modifications to the ordinance.	1.75 hrs	$481.25
08/29/2024	DL	Review comprehensive plan amendment ordinance and email correspondence with Ms. Lozano regarding same.	0.50 hrs	$137.50
		Total Fees for this matter		$2,850.00

DISBURSEMENTS

08/31/2024	Postage	$1.50
08/31/2024	Reproduction Costs	$112.50
	Total Disbursements for this matter	$114.00

BILLING SUMMARY

Pownall, Brandon E	0.25 hrs	$56.25
Schafer, Benjamin W	0.50 hrs	$112.5

Langley, Daniel W.	9.75 hrs	$2,68
TOTAL FEES	10.50 hrs	$2,850.00
TOTAL DISBURSEMENTS		$114.00
TOTAL CURRENT CHARGES		$2,964.00
TOTAL NET CHARGES		$2,964.00
TOTAL BALANCE NOW DUE		$2,964.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

September 06, 2024
Billed through 08/31/2024
Bill Number 121134

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,446.04
Payments Applied	$1,446.04
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

08/12/2024	DL	Multiple email correspondence from Judicial Assistant and Ms. Diaz with the Police Department regarding citation challenge # V768275 Urdaneta Pina; Telephone and email correspondence with Chief Grimm regarding same; Telephone call and email with Erin DeYoung regarding same.	1.00 hrs	$275.00
08/22/2024	DL	Review correspondence from Court regarding notice of hearing for challenge to citation V768275 Urdaneta Pina; Case 2024-IN-400678-A-O.	0.25 hrs	$68.75
08/24/2024	EDY	EMail offers to attorneys for RLC court.	0.25 hrs	$68.75
08/27/2024	EDY	Attend Red Light Camera Court for PD.	3.50 hrs	$962.50
		Total Fees for this matter		$1,375.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	1.25 hrs	$343.75
DeYoung, Erin	3.75 hrs	$1,031.25

TOTAL FEES	5.00 hrs	$1,375.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,375.00
TOTAL NET CHARGES		$1,375.00
TOTAL BALANCE NOW DUE		$1,375.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

September 06, 2024
Billed through 08/31/2024
Bill Number 121135

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

2635 McCoy Road
B900 29004

		Balance Forward	$481.25
		Payments Applied	$481.25
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

08/20/2024 DL	Email correspondence regarding 2635 McCoy Rd - Lot Split Application; Review title opinion and draft joint easement agreement and email regarding same.	1.50 hrs	$412.50
	Total Fees for this matter		$412.50

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	1.50 hrs	$412.50
TOTAL FEES	1.50 hrs	$412.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$412.50
TOTAL NET CHARGES		$412.50
TOTAL BALANCE NOW DUE		$412.50

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

September 06, 2024
Billed through 08/31/2024
Bill Number 121136

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward	$1,992.50
Payments Applied	$1,992.50
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

08/01/2024	HGG	Confer with Attorney Langley re: condemnation case and next steps.	0.50 hrs	$112.50
08/02/2024	DL	Evaluate condemnation process; Draft notice of condemnation hearing and publication notice of condemnation hearing; Email correspondence with Rick Rudenmetkin regarding the condemnation process.	2.50 hrs	$687.50
08/05/2024	HGG	Draft an Order of Condemnation and Removal of Hazardous Conditions for 3904 Arajo Court.	1.00 hrs	$225.00
08/05/2024	DL	Multiple correspondence with City Manager regarding condemnation process.	0.25 hrs	$68.75
08/05/2024	DL	Instructions to Ms. Knights-Borel regarding notice to property owner concerning condemnation hearing before the City Council.	0.25 hrs	$68.75
08/05/2024	DL	Instructions to Ms. Griffith to draft proposed order of condemnation for Council consideration.	0.25 hrs	$68.75
08/08/2024	DL	Instructions to Ms. Griffith regarding preparing order of condemnation.	0.25 hrs	$68.75
08/13/2024	DL	Confer with Ms. Gonzalez regarding returned undelivered mailed condemnation notices.	0.25 hrs	$68.75

08/13/2024	SG	Email to Mr. Langley Re: returned undeliverable Notice of Condemnation sent via US Mail to Lizer Stovall.	0.25 hrs	$3[illegible]
08/14/2024	HGG	Edit and revise Draft Order of Condemnation.	0.75 hrs	$168.75
08/14/2024	DL	Review bank's response to condemnation notice.	0.25 hrs	$68.75
08/14/2024	SG	Review letter from Select Portfolio Servicing in response to condemnation notice; Emails to and from Mr. Langley Re: same.	0.25 hrs	$35.00
08/15/2024	DL	Review and revise draft order of condemnation; Email correspondence to Rick Rudenmetkin regarding condemnation order and public hearing issue.	0.75 hrs	$206.25
08/16/2024	DL	Email correspondence with City Clerk regarding the proposed order of condemnation.	0.25 hrs	$68.75
		Total Fees for this matter		$1,951.25

DISBURSEMENTS

08/06/2024	FEXFRM, Federal Express Corporation; Invoice # 8-574-90922; Federal Express. Daniel Langley shipped to Wilmington Savings Fund Society; $59.04.	$59.04
08/31/2024	Postage	$1.38
08/31/2024	Reproduction Costs	$0.75
	Total Disbursements for this matter	$61.17

BILLING SUMMARY

Langley, Daniel W.	5.00 hrs	$1,375.00
Griffith, Hillary G	2.25 hrs	$506.25
Gonzalez, Sonia	0.50 hrs	$70.00
TOTAL FEES	7.75 hrs	$1,951.25
TOTAL DISBURSEMENTS		$61.17
TOTAL CURRENT CHARGES		$2,012.42
LESS PREPAID APPLIED		$300.00
TOTAL NET CHARGES		$1,712.42
TOTAL BALANCE NOW DUE		$1,712.42

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

October 02, 2024
Billed through 09/30/2024
Bill Number 121482

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

Balance Forward	$3,800.00
Payments Applied	$0.00
Net Balance Forward	$3,800.00

FOR PROFESSIONAL SERVICES RENDERED

09/30/2024	Retainer for the month of September 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$7,600.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

October 02, 2024
Billed through 09/30/2024
Bill Number 121483

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$2,964.00
Payments Applied	$0.00
Net Balance Forward	$2,964.00

FOR PROFESSIONAL SERVICES RENDERED

09/03/2024	DL	Review and revise proposed comprehensive plan amendment advertisement.	0.50 hrs	$137.50
09/05/2024	DL	Email correspondence regarding Florida Green Finance Authority request for amendment to PACE Agreement and review correspondence regarding same.	0.75 hrs	$206.25
09/11/2024	DL	Review, evaluate and respond to email from Rick Rudenmetkin regarding impact fee deferral and review impact fee ordinance.	0.50 hrs	$137.50
09/12/2024	DL	Email correspondence from Ms. Lozano regarding Lot Split Application - Daniel Richards at 5019 Gran Lac Ave; Review revised lot split application.	0.50 hrs	$137.50
		Total Fees for this matter		$618.75

DISBURSEMENTS

09/30/2024	Postage	$2.04
09/30/2024	Reproduction Costs	$10.50
	Total Disbursements for this matter	$12.54

BILLING SUMMARY

Langley, Daniel W.	2.25 hrs	$618.

TOTAL FEES	2.25 hrs	$618.75
TOTAL DISBURSEMENTS		$12.54
TOTAL CURRENT CHARGES		$631.29
TOTAL NET CHARGES		$631.29
TOTAL BALANCE NOW DUE		$3,595.29

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

October 02, 2024
Billed through 09/30/2024
Bill Number 121484

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,375.00
Payments Applied	$0.00
Net Balance Forward	$1,375.00

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$1,375.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

October 02, 2024
Billed through 09/30/2024
Bill Number 121485

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

2635 McCoy Road
B900 29004

Balance Forward	$412.50
Payments Applied	$0.00
Net Balance Forward	$412.50

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$412.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

October 02, 2024
Billed through 09/30/2024
Bill Number 121486

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

		Balance Forward	$1,712.42
		Payments Applied	$0.00
		Net Balance Forward	$1,712.42

FOR PROFESSIONAL SERVICES RENDERED

09/23/2024	DL	Correspondence with City Clerk regarding advertisement for condemnation hearing.	0.25 hrs	$68.75
		Total Fees for this matter		$68.75

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	0.25 hrs	$68.75
TOTAL FEES	0.25 hrs	$68.75
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$68.75
TOTAL NET CHARGES		$68.75
TOTAL BALANCE NOW DUE		$1,781.17

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

November 01, 2024
Billed through 10/31/2024
Bill Number 121667

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

	Balance Forward	$7,600.00
	Payments Applied	$7,600.00
	Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

10/31/2024	Retainer for the month of October 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

	Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

Please remit payment within ten (10) days.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

November 01, 2024

Billed through 10/31/2024

Bill Number121668

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General

B900 29001

Balance Forward	$3,595.29
Payments Applied	$3,560.45
Courtesy Adjustment	-$34.84
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

10/01/2024	DL	Review Department of Commerce acknowledgment letter for comp plan amendment.	0.25 hrs	$68.75
10/01/2024	DL	Email correspondence from Ms. Lozano regarding 5826 Dock Issue - Request from Kristina Giles for answers to questions and draft responsive email.	0.25 hrs	$68.75
10/01/2024	DL	Email correspondence from City Clerk regarding Lake Conway Estates request for PD patrols and instructions to Ms. Gonzalez to review files for potential agreement.	0.25 hrs	$68.75
10/02/2024	DL	Email correspondence from City Clerk requesting policing agreement for gated communities.	0.25 hrs	$68.75
10/03/2024	DL	Email correspondence regarding status of Lancaster House carve out of lease.	0.25 hrs	$68.75
10/04/2024	DL	Review examples of private street traffic enforcement agreements.	0.50 hrs	$137.50

10/04/2024	SG	Conway Isles - Email/instructions from Mr. Langley Re: draft agreement; Prepare draft private streets agreement; Telephone call to Ms. Yolanda Quiceno Re: HOA information; Review Conway Groves plat; Email to Mr. Langley Re: draft private streets agreement.	1.00 hrs	$14
10/07/2024	DL	Draft Private Streets Traffic Enforcement Agreement; Email with City Clerk regarding same.	2.50 hrs	$687.50
10/08/2024	DL	Draft professional services agreement for City auditor and email correspondence with City Clerk regarding same.	1.00 hrs	$275.00
10/15/2024	DL	Email correspondence regarding comments from SJRWMD regarding the Comp Plan amendment.	0.25 hrs	$68.75
10/16/2024	DL	Review PACE Program Agreement for process to terminate them; Draft and send notices of termination of the PACE ILA to the four PACE programs.	1.50 hrs	$412.50
10/16/2024	DL	Review staff report for lot split at 5019 Gran Lac Avenue and email correspondence from Raquel Lozano regarding same.	0.25 hrs	$68.75
10/16/2024	DL	Email to Rick Rudometkin regarding PACE program termination letters.	0.25 hrs	$68.75
10/16/2024	DL	Email correspondence regarding status of Lancaster House carve out.	0.25 hrs	$68.75
10/17/2024	DL	Email from Taylor Smith regarding status of bondholder consents to Lancaster House carve out.	0.25 hrs	$68.75
10/17/2024	DL	Email correspondence with the City Clerk regarding deleting website information about PACE programs.	0.25 hrs	$68.75
10/21/2024	DL	Review multiple email correspondence from City Manager regarding Cornerstone Charter Academy's issue with Duke Energy.	0.50 hrs	$137.50
10/22/2024	DL	Review memorandum from Orange County Sheriff regarding enforcement of HB 621 Squatter Law - OCSO Protocols for Enforcement.	0.25 hrs	$68.75
10/23/2024	DL	Email from Raquel Lozano requesting review of addendum to RVi contract for Water Supply Facilities Work Plan; Draft revisions to addendum and email regarding same.	0.75 hrs	$206.25
10/28/2024	DL	Email from Florida Green Finance Authority confirming termination of PACE program on January 14, 2025.	0.25 hrs	$68.75

10/28/2024	DL	Receive termination notice certified mail for Florida Resiliency and Energy District termination notice and send email to Florida Resiliency and Energy District regarding same.	0.25 hrs	$6[illegible]
10/28/2024	DL	Email correspondence from Rick Rudometkin regarding county correspondence concerning County/Municipalities Coordination Meeting New State Law on Encampments; Confer with Brandon Pownall regarding new public encampment law and review and evaluate the statute and existing code provisions on public camping; Draft responsive email to the City Manager.	1.50 hrs	$412.50
10/29/2024	DL	Review email from Phil Price regarding drainage inlet and pipe issue at The Landings subdivision; Review and evaluate plat and public dedications for maintenance and repair responsibility concerning drainage improvements; Draft responsive opinion email to Phil Price.	1.50 hrs	$412.50
10/29/2024	DL	Review, evaluate and respond to email inquiry from the City Clerk regarding a doctor asking for approval to write prescription for medical marijuana cards.	0.50 hrs	$137.50
10/29/2024	DL	Review email correspondence and attached documents regarding tree preservation board recommendations; Email correspondence with Rick Rudometkin regarding the requirements of Section 163.045, Fla. Stat.	0.50 hrs	$137.50
		Total Fees for this matter		$4,058.75

DISBURSEMENTS

10/31/2024	Postage	$41.71
10/31/2024	Reproduction Costs	$15.25
	Total Disbursements for this matter	$56.96

BILLING SUMMARY

Langley, Daniel W.	14.25 hrs	$3,918.75
Gonzalez, Sonia	1.00 hrs	$140.00
TOTAL FEES	15.25 hrs	$4,058.75
TOTAL DISBURSEMENTS		$56.96
TOTAL CURRENT CHARGES		$4,115.71
TOTAL NET CHARGES		$4,115.71

TOTAL BALANCE NOW DUE $4,11[illegible]

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

November 01, 2024
Billed through 10/31/2024
Bill Number 121669

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward		$1,237.50
Payments Applied		$1,237.50
Net Balance Forward		$0.00

FOR PROFESSIONAL SERVICES RENDERED

10/17/2024	DL	Confer with City Manager regarding potential JPA with Orange County.	0.25 hrs	$68.75
10/29/2024	DL	Multiple email correspondence with Orange County requesting a meeting to discuss having a JPA.	0.50 hrs	$137.50
10/30/2024	DL	Multiple email correspondence regarding scheduling meeting with Orange County to discuss JPA.	0.25 hrs	$68.75
10/30/2024	DL	Review Orange County Charter provisions on restrictions on annexation and the Pine Castle Preservation District; Email to Rick Rudometkin regarding same.	1.00 hrs	$275.00
		Total Fees for this matter		$550.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	2.00 hrs	$550.00
TOTAL FEES	2.00 hrs	$550.0

TOTAL DISBURSEMENTS	$0.00
TOTAL CURRENT CHARGES	$550.00
TOTAL NET CHARGES	$550.00
TOTAL BALANCE NOW DUE	$550.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

November 01, 2024
Billed through 10/31/2024
Bill Number 121670

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Rodriguez, Alfredo adv.
B900 29019

Balance Forward		$69.39
Payments Applied		$69.39
Net Balance Forward		$0.00

FOR PROFESSIONAL SERVICES RENDERED

10/23/2024 DL	Correspondence from Bob Francis regarding contact regarding Rodriguez lawsuit; Telephone call with Donavan Roper's office regarding same.	0.50 hrs	$137.50
	Total Fees for this matter		$137.50

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$137.50
TOTAL FEES	0.50 hrs	$137.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$137.50
TOTAL NET CHARGES		$137.50
TOTAL BALANCE NOW DUE		$137.5

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

November 01, 2024
Billed through 10/31/2024
Bill Number 121671

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward	$1,781.17
Payments Applied	$1,781.17
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

10/03/2024	DL	Correspondence with Mr. Matthew Rabeau regarding giving a report at the condemnation hearing.	0.25 hrs	$68.75
10/04/2024	DL	Email correspondence regarding agenda package for Council hearing and review agenda package materials.	0.25 hrs	$68.75
10/04/2024	SG	Email from Ms. Yolanda Quiceno Re: code enforcement packet; Download same.	0.25 hrs	$35.00
10/16/2024	DL	Telephone call with Rick Rudenmetkin regarding condemnation process and demolition issues; Email correspondence to City Manager regarding same.	0.50 hrs	$137.50
10/18/2024	DL	Correspondence with City Clerk regarding recording condemnation order.	0.25 hrs	$68.75
10/22/2024	DL	Review recorded order of condemnation and email correspondence regarding same.	0.25 hrs	$68.75
		Total Fees for this matter		$447.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	1.50 hrs	$412.50
Gonzalez, Sonia	0.25 hrs	$35.00
TOTAL FEES	1.75 hrs	$447.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$447.50
TOTAL NET CHARGES		$447.50
TOTAL BALANCE NOW DUE		$447.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 03, 2024
Billed through 11/30/2024
Bill Number122134

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

Balance Forward	$3,800.00
Payments Applied	$3,800.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

11/30/2024	Retainer for the month of November 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

	Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 03, 2024
Billed through 11/30/2024
Bill Number122135

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$4,115.71
Payments Applied	$4,115.71
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

11/12/2024	DL	Email from City Clerk requesting review of Draft Resolution 24-21 Waiver of Fees and instructions to Hillary Griffith regarding same.	0.25 hrs	$68.75
11/14/2024	DL	Correspondence regarding requested garage sale in Lake Conway Estates subdivision and instructions to Ms. Griffith to evaluate the same.	0.25 hrs	$68.75
11/14/2024	DL	Correspondence regarding proposed revisions to Resolution No. 24-21.	0.25 hrs	$68.75
11/18/2024	DL	Review, evaluate and respond to email from Rick Rudometkin regarding using city credit card points for employee gift cards.	0.50 hrs	$137.50
11/19/2024	DL	Email correspondence from Ms. Lozano requesting review of comprehensive plan amendment ordinance; Review and revise same.	1.00 hrs	$275.00
		Total Fees for this matter		$618.75

DISBURSEMENTS

11/30/2024	Postage	$2.

11/30/2024	Reproduction Costs		$1[illegible]
	Total Disbursements for this matter		$19.48

BILLING SUMMARY

Langley, Daniel W.	2.25 hrs	$618.75
TOTAL FEES	2.25 hrs	$618.75
TOTAL DISBURSEMENTS		$19.48
TOTAL CURRENT CHARGES		$638.23
TOTAL NET CHARGES		$638.23
TOTAL BALANCE NOW DUE		$638.23

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 03, 2024
Billed through 11/30/2024
Bill Number122136

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,375.00
Payments Applied	$1,375.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

11/03/2024	EDY	Training Bulletin on Secret Taping of Officers.	0.25 hrs	$68.75
11/16/2024	EDY	Send offers for RLC hearings.	0.25 hrs	$68.75
11/19/2024	EDY	Attend Red Light Camera Court.	6.00 hrs	$1,650.00
		Total Fees for this matter		$1,787.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

DeYoung, Erin	6.50 hrs	$1,787.50
TOTAL FEES	6.50 hrs	$1,787.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,787.50
TOTAL NET CHARGES		$1,787.50

TOTAL BALANCE NOW DUE $1,78

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 03, 2024
Billed through 11/30/2024
Bill Number122137

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward	$550.00
Payments Applied	$550.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

11/05/2024	DL	Attend video conference with Orange County representatives, Andrew Mai, Misty Mills and Rick Rudometkin regarding potential JPA; Post video conference discussion with City Manager regarding same.	1.25 hrs	$343.75
11/06/2024	DL	Email correspondence from the City Manager regarding map of the Pine Castle Historic District and charter amendment approving the same.	0.25 hrs	$68.75
11/07/2024	DL	Review email correspondence from City Manager to Misty Mills regarding proposed area within the Pine Castle Historical Preservation District for annexation.	0.25 hrs	$68.75
		Total Fees for this matter		$481.25

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	1.75 hrs	$481.25

TOTAL FEES	1.75 hrs	$481.25
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$481.25
TOTAL NET CHARGES		$481.25
TOTAL BALANCE NOW DUE		$481.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 31, 2024
Billed through 12/31/2024
Bill Number122335

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$3,800.00
		Payments Applied	$0.00
		Net Balance Forward	$3,800.00

FOR PROFESSIONAL SERVICES RENDERED

12/31/2024	Retainer for the month of December 2024	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$7,600.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 31, 2024
Billed through 12/31/2024
Bill Number122333

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$638.23
Payments Applied	$0.00
Net Balance Forward	$638.23

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$638.23

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 31, 2024
Billed through 12/31/2024
Bill Number122336

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,787.50
Payments Applied	$0.00
Net Balance Forward	$1,787.50

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$1,787.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

December 31, 2024
Billed through 12/31/2024
Bill Number122337

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward	$481.25
Payments Applied	$0.00
Net Balance Forward	$481.25

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$481.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 04, 2025
Billed through 01/31/2025
Bill Number 122597

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$638.23
Payments Applied	$638.23
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

01/08/2025	DL	Email correspondence to City Manager requesting copy of City insurance policy for review and instructions to John Conner regarding same.	0.25 hrs	$68.75
01/08/2025	DL	Research concerning potential use of mail in ballot for candidate elections and email to City Manager and City Clerk regarding same.	0.50 hrs	$137.50
01/08/2025	DL	Instructions to Mr. Schafer to draft ordinance to amend land development code concerning flag lots.	0.25 hrs	$68.75
01/09/2025	DL	Email correspondence regarding code enforcement issue at 3255 McCoy Rd and shutting down the business.	0.50 hrs	$137.50
01/10/2025	DL	Review, evaluate and respond to inquiry regarding code enforcement order concerning 3255 McCoy Road.	0.50 hrs	$137.50
01/13/2025	DL	Review and evaluate code enforcement orders concerning 3255 McCoy Rd. and correspondence with city staff regarding same.	0.50 hrs	$137.50

01/15/2025	DL	Review email correspondence from Raquel Lozano regarding notice of determinations on lot split requests and notice of lot split; Review and revise same and draft responsive email.	1.25 hrs	$343.75
01/21/2025	DL	Review email correspondence from Raquel Lozano regarding comments on flag-shaped lot ordinance.	0.25 hrs	$68.75
01/21/2025	DL	Email correspondence with Rick Rudometkin regarding status of obtaining a forensic audit proposal.	0.25 hrs	$68.75
01/21/2025	DL	Review, evaluate and respond to inquiry regarding EV charging stations being added to WAWA; Additional correspondence regarding same.	0.75 hrs	$206.25
01/22/2025	DL	Obtain example public camping and trespass process for public property ordinances, draft summary of ordinances and emails to Chief Grimm regarding same.	0.75 hrs	$206.25
01/23/2025	DL	Make revisions to flag-lot ordinance to address planning staff comments; Email correspondence with Ms. Lozano regarding revised ordinance.	1.50 hrs	$412.50
01/24/2025	DL	Email correspondence from Chief Grimm regarding public camping ordinance; Draft ordinance and send same to Chief Grimm.	1.25 hrs	$343.75
		Total Fees for this matter		$2,337.50

DISBURSEMENTS

01/31/2025	Postage	$0.97
01/31/2025	Reproduction Costs	$29.75
	Total Disbursements for this matter	$30.72

BILLING SUMMARY

Langley, Daniel W.	8.50 hrs	$2,337.50
TOTAL FEES	8.50 hrs	$2,337.50
TOTAL DISBURSEMENTS		$30.72
TOTAL CURRENT CHARGES		$2,368.22
TOTAL NET CHARGES		$2,368.22
TOTAL BALANCE NOW DUE		$2,368.22

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 04, 2025
Billed through 01/31/2025
Bill Number122596

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

		Balance Forward	$7,600.00
		Payments Applied	$3,800.00
		Net Balance Forward	$3,800.00

FOR PROFESSIONAL SERVICES RENDERED

01/31/2025	Retainer for the month of January 2025	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$7,600.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 04, 2025
Billed through 01/31/2025
Bill Number122598

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,787.50
Payments Applied	$1,787.50
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

01/02/2025	EDY	Review court Order in Ortiz v. Belle Isle (red light appeal).	0.25 hrs	$68.75
01/22/2025	EDY	Review Motion for Extension of Time Ortiz v. Belle Isle.	0.25 hrs	$68.75
01/23/2025	EDY	Send plea offers to Def. Attorney in Red light Cases.	0.25 hrs	$68.75
01/28/2025	EDY	Attend Red Light Camera.	5.00 hrs	$1,375.00
01/29/2025	EDY	Draft/File a Response to Motion to Extend Ortiz v. Belle Isle.	0.50 hrs	$137.50
01/31/2025	DL	Email correspondence from Chief Grimm regarding OCSO Dispatch Services Agreement addendum; Review and comment on same.	0.50 hrs	$137.50
		Total Fees for this matter		$1,856.25

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$137.50
DeYoung, Erin	6.25 hrs	$1,718.75

TOTAL FEES	6.75 hrs	$1,856.25
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,856.25
TOTAL NET CHARGES		$1,856.25
TOTAL BALANCE NOW DUE		$1,856.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 04, 2025
Billed through 01/31/2025
Bill Number122599

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward	$447.50
Payments Applied	$447.50
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

01/09/2025	DL	Review, evaluate and respond to inquiry from Phil Price regarding how to deal with abandoned personal property in the dwelling unit.	0.50 hrs	$137.50
01/17/2025	DL	Review, evaluate and respond to email from Rick Rudometkin regarding personal property within the structure and how to deal with disposal of the same.	0.75 hrs	$206.25
01/22/2025	DL	Instructions to Ms. Griffith to prepare advertisement concerning abandoned personal property in the house.	0.25 hrs	$68.75
01/22/2025	DL	Review prior mortgage foreclosure filings concerning the subject property.	0.50 hrs	$137.50
01/22/2025	HGG	Draft notice of removal of personal property for publication.	1.50 hrs	$337.50
01/23/2025	DL	Prepare advertisement regarding abandoned personal property and email correspondence regarding same.	0.50 hrs	$137.50
01/24/2025	DL	Review proof of advertisement; Email to Rick Rudometkin regarding proceeding with removal of personal property after February 27th.	0.50 hrs	$137.50
01/28/2025	DL	Email correspondence from City Clerk	0.25 hrs	$68.75

regarding proof of publication of personal property abandonment notice.		
Total Fees for this matter		$1,231.25

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	3.25 hrs	$893.75
Griffith, Hillary G	1.50 hrs	$337.50
TOTAL FEES	4.75 hrs	$1,231.25
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,231.25
TOTAL NET CHARGES		$1,231.25
TOTAL BALANCE NOW DUE		$1,231.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 28, 2025
Billed through 02/28/2025
Bill Number122873

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

Balance Forward	$7,600.00
Payments Applied	$7,600.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

02/28/2025	Retainer for the month of February, 2025	20.00 hrs	$3,800.00
	Total Fees for this matter		$3,800.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$3,800.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,800.00
TOTAL NET CHARGES		$3,800.00
TOTAL BALANCE NOW DUE		$3,800.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 28, 2025
Billed through 02/28/2025
Bill Number 122874

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$2,368.22
Payments Applied	$2,368.22
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

02/03/2025	DL	Review, evaluate and respond to email from Rick Rudometkin regarding notice of commencement for city dock project.	0.25 hrs	$68.75
02/04/2025	DL	Email correspondence from City Manager regarding CCA second amendment to lease; Scan through revised second amendment and confer with City Manager regarding substantial changes to same.	0.50 hrs	$137.50
02/07/2025	DL	Review, evaluate and respond to email from City Clerk regarding Amendment to SOE Contract Section 13 - Vendor Payment for Sample Ballot and make proposed revisions to amendment.	1.00 hrs	$275.00
02/07/2025	DL	Email correspondence regarding Canvassing Board issues.	0.25 hrs	$68.75
02/10/2025	DL	Review and revise SECOND AMENDMENT TO LEASE AGREEMENT with CCA; Confer with Rick Rudometkin regarding same.	0.50 hrs	$137.50
02/12/2025	DL	Draft professional services agreement with	1.25 hrs	$34

	Fisher Planning and Development Services, Inc. and correspondence with City Manager regarding same.		
02/12/2025 DL	Instructions to Mr. Schafer regarding drafting amendment to JJ's Solid Waste Agreement; Review and revise First Amendment; Email correspondence to City Manager regarding same.	1.25 hrs	$343.75
02/13/2025 DL	Email correspondence from Chief Grimm requesting review of Interlocal Agreement for Dispatch Services; Review and comment on same.	0.50 hrs	$137.50
02/13/2025 DL	Review, evaluate and respond to inquiry from Raquel Lozano regarding 3538 Country Lakes Drive proposed Boat Dock encroaching into a drainage and utility easement; Instructions to Ms. Griffith to draft easement encroachment agreement.	0.75 hrs	$206.25
02/17/2025 HGG	Multiple emails sent to City Clerk re: documents needed to draft Encroachment License Agreement for 3538 Country Lakes Dr. variance request. Draft Encroachment License Agreement re: same.	1.25 hrs	$281.25
02/18/2025 DL	Review draft easement encroachment license agreement for 3538 Country Lakes Drive.	0.25 hrs	$68.75
02/18/2025 HGG	Edit and revise draft of Encroachment License Agreement. Email sent to Attorney Langley re: draft for review. Email sent to City Manager re: draft for review and approval.	1.00 hrs	$225.00
02/19/2025 DL	Review and revise First Amendment to JJ's contract and email correspondence with City Manager regarding same.	2.50 hrs	$687.50
02/21/2025 DL	Email correspondence from City Clerk requesting opinions; Research and evaluate inquiry from City Clerk regarding candidate for office renting home; Draft responsive email regarding opinion on same; Research and evaluate inquiry from City Clerk regarding potential appointment of existing Council member to fill future vacancy in Council position and draft responsive email opining on same.	1.75 hrs	$481.25
02/25/2025 DL	Email correspondence with City Manager regarding JJ's Waste First Amendment to Contract.	0.25 hrs	$68.75
02/25/2025 DL	Review email correspondence from City Manager regarding Council potential approval	1.25 hrs	$343.75

	of 80 hours of PTO for employee denied Work Comp Claim - PTO Reimbursement; Research and evaluate same; Review personnel policies concerning PTO; Instructions to Benjamin Schafer concerning research.		
02/26/2025 DL	Research regarding potential issues with City granting extra PTO to one employee; Email to City Manager regarding opinion concerning same.	1.50 hrs	$412.50
02/26/2025 DL	Correspondence from City Manager regarding JJs Waste agreement amendment.	0.25 hrs	$68.75
	Total Fees for this matter		$4,356.25

DISBURSEMENTS

02/28/2025	Postage	$2.73
02/28/2025	Reproduction Costs	$46.50
	Total Disbursements for this matter	$49.23

BILLING SUMMARY

Langley, Daniel W.	14.00 hrs	$3,850.00
Griffith, Hillary G	2.25 hrs	$506.25
TOTAL FEES	16.25 hrs	$4,356.25
TOTAL DISBURSEMENTS		$49.23
TOTAL CURRENT CHARGES		$4,405.48
TOTAL NET CHARGES		$4,405.48
TOTAL BALANCE NOW DUE		$4,405.48

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 28, 2025

Billed through 02/28/2025

Bill Number 122878

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,856.25
Payments Applied	$0.00
Net Balance Forward	$1,856.25

FOR PROFESSIONAL SERVICES RENDERED

02/22/2025	EDY	Summary of New Immigration Laws as Training Bulletin.	0.25 hrs	$68.75
02/25/2025	EDY	Attend Red Light Camera Court Hearings.	5.00 hrs	$1,375.00
		Total Fees for this matter		$1,443.75

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

DeYoung, Erin	5.25 hrs	$1,443.75
TOTAL FEES	5.25 hrs	$1,443.75
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,443.75
TOTAL NET CHARGES		$1,443.75
TOTAL BALANCE NOW DUE		$3,3

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 28, 2025
Billed through 02/28/2025
Bill Number122875

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$1,856.25
Payments Applied	$0.00
Net Balance Forward	$1,856.25

FOR PROFESSIONAL SERVICES RENDERED

Total Fees for this matter	$0.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	0.00 hrs	$0.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$0.00
TOTAL NET CHARGES		$0.00
TOTAL BALANCE NOW DUE		$1,856.25

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

February 28, 2025
Billed through 02/28/2025
Bill Number 122876

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Rodriguez, Alfredo adv.
B900 29019

		Balance Forward	$137.50
		Payments Applied	$137.50
		Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

02/05/2025 DL	Review notice of mediation.	0.25 hrs	$68.75
	Total Fees for this matter		$68.75

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	0.25 hrs	$68.75
TOTAL FEES	0.25 hrs	$68.75
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$68.75
TOTAL NET CHARGES		$68.75
TOTAL BALANCE NOW DUE		$68.75

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 02, 2025
Billed through 03/31/2025
Bill Number123186

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$4,405.48
Payments Applied	$4,405.48
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

02/12/2025	BEP	Review correspondences from Attorney Langley re: instructions to draft Youth Council program waiver; correspond with Rick Rudometkin re: background for same; begin research and draft waiver re: Youth Council program.	1.50 hrs	$412.50
02/13/2025	BEP	Continue drafting Youth Council waiver; correspond with Attorney Langley re: same for review; multiple correspondences with Rick Rudometkin re: draft waiver for review and other issues related to Youth Council program; research re: same.	1.75 hrs	$481.25
03/01/2025	DL	Review email from City Clerk requesting opinion on potential spouses of Council members serving on city advisory boards; Research whether spouses of council members can serve on advisory boards; Email to City Clerk regarding same.	1.75 hrs	$568.75
03/03/2025	DL	Multiple emails regarding qualification of Jason Carson to run for Mayor; Email to City Clerk regarding same; Instructions to Benjamin Schafer regarding research on constitutionality of property ownership requirement to run for elective office; Review research findings and	2.00 hrs	$650.00

	email to City Clerk regarding same.		
03/03/2025 BEP	Review 3/4/25 Meeting Agenda; confer with Attorney Langley re: agenda items; research re: election qualificaitons issue.	1.00 hrs	$275.00
03/06/2025 DL	Review, evaluate and respond to email from City Clerk regarding citizens disagreeing with Council decisions to have just one polling place for City elections.	0.25 hrs	$81.25
03/07/2025 DL	Review amendment to Orange County Intergovernmental Radio System Encryption Key ILA.	0.25 hrs	$81.25
03/09/2025 DL	Email correspondence from City Clerk regarding Belle Isle and Orange County Leash Law issues and instructions to Benjamin Schafer regarding same.	0.25 hrs	$81.25
03/10/2025 DL	Confer with Mr. Schafer regarding and correspondence regarding leash law question.	0.25 hrs	$81.25
03/10/2025 BEP	Confer with Attorney Langley re: instructions to attend Canvassing Board meetings; research re: same.	0.75 hrs	$206.25
03/10/2025 BWS	Research re: City's authority under City Code to issue citations for violations of leash ordinances; discuss findings with attorney D. Langley; email Y. Guiceno at City with findings.	0.75 hrs	$206.25
03/11/2025 BEP	Review City's election code; compile relevant statutes and code provisions; prepare for Canvassing board meeting.	0.75 hrs	$206.25
03/11/2025 BEP	Attend Canvassing Board meeting.	4.50 hrs	$1,237.50
03/14/2025 BEP	Prepare for and attend Canvassing Board meeting.	3.00 hrs	$825.00
03/15/2025 DL	Email from City Clerk regarding process for responding to Subpoena for records concerning 1720 Hoffner Avenue, evaluate subpoena and draft responsive email.	0.50 hrs	$162.50
03/18/2025 DL	Review, evaluate and research Venetian Canal plat dedication issue and draft opinion via email to Phil Price and Rick Rudometkin.	2.75 hrs	$893.75
03/25/2025 DL	Review Notice of Commencement for Cornerstone Charter School.	0.25 hrs	$81.25
03/25/2025 BWS	Research matter for City Manager.	2.75 hrs	$756.25
03/26/2025 BEP	Call with Attorney Langley re: whistleblower protection; call with Attorney Schafer re: same; conduct research re: same.	3.00 hrs	$825.00
03/26/2025 BEP	Review correspondence from Rick Rudometkin re: agenda item for City Manager contract; confer with Attorney Langley re: same.	0.50 hrs	$137.50

03/26/2025	BWS	Discuss research matter with attorney B. Pownall.	0.25 hrs	$68.75
03/26/2025	BWS	Continue research matter for City Manager; discuss findings with attorney B. Pownall.	2.00 hrs	$550.00
03/27/2025	BEP	Correspondences with legal assistant Knights-Borel and agneda review for April council meeting.	0.25 hrs	$68.75
03/27/2025	BEP	Revise agenda item for City Manager contract revisions; correspond with Attorney Langley and Rick Rudometkin re: same.	0.50 hrs	$137.50
03/28/2025	BEP	Continue research re: whistleblower protection.	1.00 hrs	$275.00
03/31/2025	BWS	Discuss findings of research matter for City Manager with attorney D. Langley; email related materials to D. Langley for review.	0.25 hrs	$68.75
		Total Fees for this matter		$9,418.75

DISBURSEMENTS

03/31/2025	Postage	$0.69
03/31/2025	Reproduction Costs	$38.50
	Total Disbursements for this matter	$39.19

BILLING SUMMARY

Pownall, Brandon E	18.50 hrs	$5,087.50
Schafer, Benjamin W	6.00 hrs	$1,650.00
Langley, Daniel W.	8.25 hrs	$2,681.25
TOTAL FEES	32.75 hrs	$9,418.75
TOTAL DISBURSEMENTS		$39.19
TOTAL CURRENT CHARGES		$9,457.94
TOTAL NET CHARGES		$9,457.94
TOTAL BALANCE NOW DUE		$9,457.94

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 02, 2025
Billed through 03/31/2025
Bill Number123187

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$3,300.00
Payments Applied	$3,300.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/25/2025	EDY	Prepare and Attend Court for Red Light Camera Hearings.	3.50 hrs	$1,050.00
		Total Fees for this matter		$1,050.00

DISBURSEMENTS

03/31/2025	Reproduction Costs		$1.00
	Total Disbursements for this matter		$1.00

BILLING SUMMARY

DeYoung, Erin	3.50 hrs	$1,050.00
TOTAL FEES	3.50 hrs	$1,050.00
TOTAL DISBURSEMENTS		$1.00
TOTAL CURRENT CHARGES		$1,051.00
TOTAL NET CHARGES		$1,051.00
TOTAL BALANCE NOW DUE		$1,051.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 02, 2025
Billed through 03/31/2025
Bill Number123188

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward	$481.25
Payments Applied	$481.25
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/11/2025	DL	Telephone call and email correspondence with Rick Rudometkin regarding JPA issues and review proposed map for JPA; Email to Andrew Mai and Misty Mills regarding same.	1.00 hrs	$325.00
03/12/2025	DL	Email correspondence with Misty Mills and Rick Rudometkin regarding scheduling meeting to discuss JPA.	0.25 hrs	$81.25
03/14/2025	DL	Review and evaluate annexation issues concerning Pine Castle Preservation Area.	1.00 hrs	$325.00
03/19/2025	DL	Review and evaluate SB 1118 concerning revisions to annexation statute; Review and evaluate impacts of bill on the Pine Castle Preservation District and instructions to Ms. Griffith regarding same; Email correspondence to Rick Rudometkin regarding SB1118.	1.25 hrs	$406.25
03/19/2025	HGG	Review of Ordinance No. 2002-11 and analysis of its compatibility with SB 1118 regarding voluntary annexation restrictions.	1.00 hrs	$275.00
03/19/2025	HGG	Review Bill No. SB 1118 and related documents for impact on Belle Isle and annexation power.	0.75 hrs	$206.25
03/19/2025	HGG	Confer with Attorney Langley re: Bill No. SB	0.50 hrs	$13[illegible]

	1118 and its effect on Belle Isle's ability to annex.		
03/26/2025 HGG	Review of Pine Castle Urban Preservation District and new bill for effect on City's annex power.	1.25 hrs	$343.75
	Total Fees for this matter		$2,100.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	3.50 hrs	$1,137.50
Griffith, Hillary G	3.50 hrs	$962.50
TOTAL FEES	7.00 hrs	$2,100.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$2,100.00
TOTAL NET CHARGES		$2,100.00
TOTAL BALANCE NOW DUE		$2,100.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

April 02, 2025
Billed through 03/31/2025
Bill Number123189

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward		$1,231.25
Payments Applied		$1,231.25
Net Balance Forward		$0.00

FOR PROFESSIONAL SERVICES RENDERED

03/19/2025 DL	Review file concerning fees and cost incurred by the city and email to Rick Rudometkin regarding same; Review memorandum regarding outstanding code enforcement fines and other city cost.	0.50 hrs	$162.50
	Total Fees for this matter		$162.50

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$162.50
TOTAL FEES	0.50 hrs	$162.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$162.50
TOTAL NET CHARGES		$162.50
TOTAL BALANCE NOW DUE		$162.50

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025

Billed through 04/30/2025

Bill Number123476

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer

B900 29000

Balance Forward	$4,500.00
Payments Applied	$0.00
Net Balance Forward	$4,500.00

FOR PROFESSIONAL SERVICES RENDERED

04/30/2025	Retainer for the month of April, 2025.	$4,500.00
	Total Fees for this matter	$4,500.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$4,500.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$4,500.00
TOTAL NET CHARGES		$4,500.00
TOTAL BALANCE NOW DUE		$9,000.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025
Billed through 04/30/2025
Bill Number123477

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$9,457.94
Payments Applied	$0.00
Net Balance Forward	$9,457.94

FOR PROFESSIONAL SERVICES RENDERED

04/07/2025	DL	Draft Anti-human trafficking certificate affidavit form concerning compliance with Section 787.06, Florida Statutes and email to City Manager regarding same.	0.50 hrs	$162.50
04/07/2025	DL	Review and respond to email from Phil Price regarding Anti-Human Trafficking Affidavit being used for purchase orders and work authorizations.	0.25 hrs	$81.25
04/08/2025	DL	Draft backyard chicken ordinance and correspondence with City Manager regarding same; Review multiple emails regarding comments on ordinance and make further revisions to ordinance.	3.50 hrs	$1,137.50
04/11/2025	DL	Email correspondence from City Clerk regarding form equipment purchase and sale agreement; Review contract form and draft responsive email; Receive additional information; Draft equipment purchase agreement and email to City Clerk regarding same.	2.75 hrs	$893.75
04/15/2025	DL	Work on revisions to amendment to JJ's solid waste agreement; Correspondence with City Manager regarding same.	0.75 hrs	$243.75

04/15/2025	DL	Review LAKE CONWAY ADVISORY BOARD April 8, 2025 letter regarding potential dredging of Venetian canal; Review additional emails from residents requesting dredging of canal.	0.50 hrs	$162.50
04/15/2025	DL	Email correspondence regarding CCA bond holders' acceptance of the terms of carving out the green house from the Cornerstone lease.	0.25 hrs	$81.25
04/28/2025	DL	Email correspondence from City Manager regarding building permit for roofing work.	0.25 hrs	$81.25
04/28/2025	DL	Correspondence with Rick Rudometkin regarding ARPA sidewalk funding; Review Groundwerks contract and amendments; Draft second amendment to GroundWerks contract for increase contract amount.	1.75 hrs	$568.75
04/29/2025	DL	Draft flag lot prohibition ordinance and email to City Manager regarding same; Draft flag lot prohibition except within an overlay area and send same to City Manager.	1.25 hrs	$406.25
		Total Fees for this matter		$3,818.75

DISBURSEMENTS

04/30/2025	Postage	$2.04
04/30/2025	Reproduction Costs	$45.75
	Total Disbursements for this matter	$47.79

BILLING SUMMARY

Langley, Daniel W.	11.75 hrs	$3,818.75

TOTAL FEES	11.75 hrs	$3,818.75
TOTAL DISBURSEMENTS		$47.79
TOTAL CURRENT CHARGES		$3,866.54
TOTAL NET CHARGES		$3,866.54
TOTAL BALANCE NOW DUE		$13,324.48

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025
Billed through 04/30/2025
Bill Number123478

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward		$1,051.00
Payments Applied		$0.00
Net Balance Forward		$1,051.00

FOR PROFESSIONAL SERVICES RENDERED

04/07/2025	EDY	Research, write and File appellate response to Ivanna Ortiz v. Belle Isle.	8.25 hrs	$2,475.00
04/22/2025	EDY	Appear and represent BIPD in Red Light Court.	4.00 hrs	$1,200.00
		Total Fees for this matter		$3,675.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

DeYoung, Erin	12.25 hrs	$3,675.00
TOTAL FEES	12.25 hrs	$3,675.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$3,675.00
TOTAL NET CHARGES		$3,675.00
TOTAL BALANCE NOW DUE		$4,726.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025
Billed through 04/30/2025
Bill Number123479

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward	$2,100.00
Payments Applied	$0.00
Net Balance Forward	$2,100.00

FOR PROFESSIONAL SERVICES RENDERED

04/02/2025	DL	Attend video conference with County and City Manager regarding JPA and annexation issues.	0.75 hrs	$243.75
04/18/2025	DL	Email correspondence from City Manager regarding potential annexation of church.	0.25 hrs	$81.25
04/22/2025	DL	Email correspondence regarding potential annexation of 1106 E Wallace St and review information regarding same; Email correspondence with City Manager regarding the involuntary annexation process.	0.75 hrs	$243.75
04/25/2025	DL	Confer with Ms. Griffith regarding outcome of JPA video conference meeting with Orange County.	0.25 hrs	$81.25
04/25/2025	DL	Confer with Ms. Griffith regarding JPA meeting with County and next steps.	0.25 hrs	$81.25
04/28/2025	DL	Review letter regarding potential voluntary annexation of 1106 E Wallace Street	0.25 hrs	$81.25
04/29/2025	DL	Review and respond to email correspondence from April Fisher regarding potential issues with annexation of 1106 E Wallace Street; Email from Rick Rudometkin regarding same.	0.75 hrs	$243.75
		Total Fees for this matter		$1,056.2

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	3.25 hrs	$1,056.25
TOTAL FEES	3.25 hrs	$1,056.25
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$1,056.25
TOTAL NET CHARGES		$1,056.25
TOTAL BALANCE NOW DUE		$3,156.25

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025
Billed through 04/30/2025
Bill Number123480

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Rodriguez, Alfredo adv.
B900 29019

Balance Forward	$68.75
Payments Applied	$68.75
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

04/21/2025	DL	Review pre-mediation report from Donovan Roper.	0.50 hrs	$162.50
		Total Fees for this matter		$162.50

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$162.50
TOTAL FEES	0.50 hrs	$162.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$162.50
TOTAL NET CHARGES		$162.50
TOTAL BALANCE NOW DUE		$162.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

May 02, 2025
Billed through 04/30/2025
Bill Number123481

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Lizer Stovall (3904 Arajo Court - Foreclosure)
B900 29020

Balance Forward	$162.50
Payments Applied	$0.00
Net Balance Forward	$162.50

FOR PROFESSIONAL SERVICES RENDERED

04/10/2025	DL	Review email correspondence regarding property owner paying a deposit to contractor.	0.25 hrs	$81.25
04/28/2025	DL	Review email correspondence regarding building permit for roof.	0.25 hrs	$81.25
		Total Fees for this matter		$162.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	0.50 hrs	$162.50
TOTAL FEES	0.50 hrs	$162.50
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$162.50
TOTAL NET CHARGES		$162.50
TOTAL BALANCE NOW DUE		$325.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 03, 2025
Billed through 05/31/2025
Bill Number123752

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Retainer
B900 29000

Balance Forward	$9,000.00
Payments Applied	$9,000.00
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/31/2025	Retainer for the month of May 2025.	20.00 hrs	$4,500.00
	Total Fees for this matter		$4,500.00

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

TOTAL FEES	20.00 hrs	$4,500.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$4,500.00
TOTAL NET CHARGES		$4,500.00
TOTAL BALANCE NOW DUE		$4,500.00

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 03, 2025
Billed through 05/31/2025
Bill Number123753

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

General
B900 29001

Balance Forward	$13,324.48
Payments Applied	$13,324.48
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/19/2025	DL	Review, evaluate and draft response to inquiry regarding private providers for inspection services.	1.00 hrs	$325.00
05/20/2025	DL	Review memorandum from Orange County regarding Vision 2025 comp plan amendment.	0.25 hrs	$81.25
05/20/2025	DL	Email correspondence from Tracey Richardson regarding notice of claim letter from Loretta Hall and responsive email.	0.25 hrs	$81.25
05/22/2025	DL	Review email correspondence from Orange County regarding fireworks ordinance and intent to make it apply within municipalities	0.25 hrs	$81.25
05/22/2025	DL	Email correspondence regarding PRM recommended insurance and indemnity provisions.	0.25 hrs	$81.25
05/23/2025	DL	Correspondence regarding PRM acknowledge of claim and summary regarding claimant - Doretta Hall.	0.25 hrs	$81.25
		Total Fees for this matter		$731.25

DISBURSEMENTS

05/31/2025	Reproduction Costs	$10.75
05/31/2025	Postage	$2.

Total Disbursements for this matter		$1

BILLING SUMMARY

Langley, Daniel W.	2.25 hrs	$731.25
TOTAL FEES	2.25 hrs	$731.25
TOTAL DISBURSEMENTS		$13.48
TOTAL CURRENT CHARGES		$744.73
TOTAL NET CHARGES		$744.73
TOTAL BALANCE NOW DUE		$744.73

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 03, 2025
Billed through 05/31/2025
Bill Number123754

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Police Department
B900 29002

Balance Forward	$4,726.00
Payments Applied	$1,051.00
Net Balance Forward	$3,675.00

FOR PROFESSIONAL SERVICES RENDERED

05/22/2025	EDY	Review police reports for Chief.	0.25 hrs	$75.00
		Total Fees for this matter		$75.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

DeYoung, Erin	0.25 hrs	$75.00
TOTAL FEES	0.25 hrs	$75.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$75.00
TOTAL NET CHARGES		$75.00
TOTAL BALANCE NOW DUE		$3,750.00

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 03, 2025
Billed through 05/31/2025
Bill Number123755

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Annexation Issues
B900 29007

Balance Forward	$3,156.25
Payments Applied	$3,156.25
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/05/2025	DL	Correspondence with Rick Rudometkin regarding amended proposed JPA map and review and comment on same.	0.50 hrs	$162.50
05/06/2025	DL	Continue evaluate proposed JPA annexation areas map; Multiple email correspondence with City Manager regarding same.	1.00 hrs	$325.00
05/13/2025	DL	Review updated proposed JPA map sent by Rick Rudometkin; Email to Andrew Mai and Misty Mills regarding updated JPA map.	0.50 hrs	$162.50
05/23/2025	DL	Video conference with Andrew Mai, Misty Mills and Rick Rudometkin regarding JPA issues.	0.50 hrs	$162.50
		Total Fees for this matter		$812.50

DISBURSEMENTS

Total Disbursements for this matter	$0.00

BILLING SUMMARY

Langley, Daniel W.	2.50 hrs	$812.50
TOTAL FEES	2.50 hrs	$812.50

TOTAL DISBURSEMENTS	$
TOTAL CURRENT CHARGES	$812.50
TOTAL NET CHARGES	$812.50
TOTAL BALANCE NOW DUE	$812.50

Please remit payment within ten (10) days.
We appreciate your confidence.

LAW OFFICES

Fishback Dominick LLP

1947 LEE ROAD
WINTER PARK, FLORIDA 32789-1834

June 03, 2025
Billed through 05/31/2025
Bill Number123756

City of Belle Isle
Attn: City Manager
1600 Nela Avenue
Belle Isle, FL 32809

Rodriguez, Alfredo adv.
B900 29019

Balance Forward	$162.50
Payments Applied	$162.50
Net Balance Forward	$0.00

FOR PROFESSIONAL SERVICES RENDERED

05/20/2025	DL	Email correspondence regarding mediation and review mediation statement from Mr. Roper.	0.50 hrs	$162.50
05/20/2025	DL	Review correspondence regarding offer of settlement sent by Donovan Roper.	0.25 hrs	$81.25
05/28/2025	DL	Correspondence from Don Roper regarding trial order and deadlines in case.	0.25 hrs	$81.25
		Total Fees for this matter		$325.00

DISBURSEMENTS

Total Disbursements for this matter		$0.00

BILLING SUMMARY

Langley, Daniel W.	1.00 hrs	$325.00
TOTAL FEES	1.00 hrs	$325.00
TOTAL DISBURSEMENTS		$0.00
TOTAL CURRENT CHARGES		$325.00
TOTAL NET CHARGES		$325.00
TOTAL BALANCE NOW DUE		$325.0

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Statement of Assurance

Fishback Dominick assures the Town of Howey-in-the-Hills that neither the firm nor any of its attorneys are presently in violation of any statutes or regulatory rules that would impact the firm's operations, including the rules of The Florida Bar. The firm and its attorneys remain in good standing with all applicable regulatory bodies.

Furthermore, there has been no litigation filed against the Firm or any key personnel within the past three years related to the provision of legal services similar to those requested by the Town.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Conflict of Interest

Fishback Dominick affirms that, if awarded the contract, the firm and its attorneys will have no conflicts of interest, either directly or indirectly, with any party in connection with providing legal services to the Town of Howey-in-the-Hills. Should any potential conflict arise during the course of representation, the firm will promptly disclose the nature of the conflict to the Town and propose a resolution in accordance with applicable ethical rules and professional responsibilities.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Insurance Certificates

Attached

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 4/4/2025

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 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).

PRODUCER	CONTACT NAME: Certificate Department
Sihle Insurance Group Inc. 1021 Douglas Ave. Altamonte Springs FL 32714	PHONE (A/C, No, Ext): 407-869-5490 FAX (A/C, No): 407-389-3580 E-MAIL ADDRESS: Certificates@sihle.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Ace Property & Casualty Insurance Company	20699
INSURER B : Bankers Standard Insurance Company	18279
INSURER C : Zenith Insurance Company	13269
INSURER D :	
INSURER E :	
INSURER F :	

INSURED: Fishback Dominick LLP (FISHDOM-01)
1947 Lee Road
Winter Park FL 32789

COVERAGES **CERTIFICATE NUMBER:** 13068001 **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	X COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [ ] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY [ ] PRO-JECT [ ] LOC OTHER:			D02906004	4/1/2025	4/1/2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 1,000,000 $ 1,000,000 $ 5,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			D02906004	4/1/2025	4/1/2026	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ Included $ $ $ $
B	X UMBRELLA LIAB X OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED [ ] RETENTION $			D02906016	4/1/2025	4/1/2026	EACH OCCURRENCE AGGREGATE $	$ 5,000,000 $ 5,000,000 $
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		Z830137737	1/3/2025	1/3/2026	X PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
RE: 1947 Lee Rd, Winter Park, FL 32789-1834

CERTIFICATE HOLDER

"For Informational Purposes Only"

CANCELLATION

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

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 04/01/25

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 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).

PRODUCER	CONTACT NAME: Kevin Kouwenhoven	
KOUWENHOVEN & ASSOC 365 Wekiva Springs Rd #251 Longwood, FL 32779	PHONE (A/C, No, Ext): (407)774-5556	FAX (A/C, No): (407)774-7820
	E-MAIL ADDRESS: kevin@kouwen.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Westfield Select Insurance Co	17105
INSURED Fishback Dominick, LLP dba Fishback Dominick; Fishback Law Firm 1947 Lee Road Winter Park, FL 32789	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

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	COMMERCIAL GENERAL LIABILITY ☒ CLAIMS-MADE ☐ OCCUR ☒ Lawyers Professional Liability Insurance GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PRO-JECT ☐ LOC ☐ OTHER:			LPP474950N00	04/01/25	04/01/26	EACH OCCURRENCE	$ 5,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
							GENERAL AGGREGATE	$ 5,000,000
							PRODUCTS - COMP/OP AGG	$
								$
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident)	$
							BODILY INJURY (Per person)	$
							BODILY INJURY (Per accident)	$
							PROPERTY DAMAGE (Per accident)	$
								$
	☐ UMBRELLA LIAB ☐ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION $						EACH OCCURRENCE	$
							AGGREGATE	$
								$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N ☐ (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A						☐ PER STATUTE ☐ OTH-ER	
							E.L. EACH ACCIDENT	$
							E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$

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

Claims-Made Policy
Limits of Liability: $5,000,000/$5,000,000
Deductible: $25,000 Per Claim
Retroactive Date: Full Prior Acts

CERTIFICATE HOLDER	CANCELLATION
Proof of Coverage	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

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FISHBACK ♦ DOMINICK

ESTABLISHED 1935
ATTORNEYS AND COUNSELORS AT LAW

Required Documentation

State of Florida

Department of State

I certify from the records of this office that FISHBACK DOMINICK LLP is a partnership.

I further certify that said partnership filed a Statement of Qualification on March 18, 2002. The document number assigned to this statement is LLP020000827.

I further certify that the status of said partnership is active.

Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this the
Twenty-fourth day of June, 2025

Cord Byrd
Secretary of State

CR2E022 (01-11)

FISHBACK ♦ DOMINICK

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ATTORNEYS AND COUNSELORS AT LAW

Sunbiz.org DIVISION of CORPORATIONS
an official State of Florida website

Previous on List | Next on List | Return to List
Filing History | No Authority Info | No Partner Info | Name History

Partnership Name Search
Submit

Partnership Detail

Limited Liability Partnership Name

FISHBACK DOMINICK LLP

Principal Address

1947 LEE ROAD
WINTER PARK, FL 32789
Change Date: 02/26/2007

Filing Information

Document Number	LLP020000827
FEI/EIN Number	591848546
File Date	03/18/2002
State	FL
Total Pages	29
Pages in Original Filing	2
Florida Partners	1
Total Partners	1
Status	ACTIVE
Effective Date	NONE
Expiration Date	NONE
Name History	0006

Registered Agent

ARDAMAN A. KURT
1947 LEE ROAD
WINTER PARK, FL 32789

Document Images

AMENDMENT TO PARTNERSHIP REGISTRATION

Pursuant to section 620.8105(7), Florida Statutes, this partnership submits the following to amend its registration:

(Note: An amendment to a partnership registration cannot be filed with the Florida Department of State unless a partnership registration was previously filed and is of record with this office.)

FIRST: The name of the partnership is: Fishback, Dominick, Bennett, Ardaman, Ahlers,Langley & Geller LLP

SECOND: The partnership was registered with the Florida Department of State on 03/18/2002 and assigned registration number GP 0200000390 .

THIRD: Amendment(s): (Indicate and identify substance of what is being amended, added, or deleted)

New name:

Fishback Dominick LLP

2022 MAR -1 PM 12:07

SECRETARY OF STATE
DIVISION OF CORPORATIONS

FOURTH: Effective date, if other than the date of filing: 02/01/2022 .
(Effective date cannot be prior to the date of filing nor more than 90 days after the date of filing.)

The execution of this statement constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s. 817.155, F.S.

Signed this 11th day of January 2022 .

Signatures of a partner or authorized person:

Typed or printed name of person signing above: Daniel W. Langley

Filing Fee:	$25.00
Certified copy:	$52.50 (optional)
Certificate of Status:	$ 8.75 (optional)

Make checks payable to Florida Department of State and mail to:
Division of Corporations P.O. Box 6327 Tallahassee, FL 32314

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

2024 LIMITED LIABILITY PARTNERSHIP ANNUAL REPORT

FEE IS $25.00! REPORT DUE BY SEPTEMBER 25, 2015

SECRETARY OF STATE — FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS

2024 AUG -7 PM 2:17
STATE
TALLAHASSEE, FL

REGISTRATION # LLP020000827

1. Name and Mailing Address

FISHBACK DOMINICK LLP

1947 LEE ROAD
WINTER PARK, FL 32789

If above mailing address is incorrect in any way, line through incorrect information and enter correction in Block 2.

LLP #
LLP24000201 9-8
08/07/24--01037--005 **25.00

CR2E029 (2/10)

2. New Mailing Address, if Applicable:

Suite, Apt#, etc.

City State Zip Code

3. Principal Place of Business Address

1947 LEE ROAD
WINTER PARK, FL 32789

4. New Principal Office Address, if Applicable:

Suite, Apt#, etc.

City State Zip Code

5. Federal Employee Identification Number

59-1848546

☐ Applied For
☐ Not Applicable

6. Certificate of Status Desired:

☐ $8.75 Additional Fee Required

7. Name and Address of Registered Agent

ARDAMAN, A. KURT
1947 LEE ROAD
WINTER PARK, FL 32789

8. New Name and/or Address of Registered Agent:

Name

Street Address (P.O. Box Number is Not Acceptable)

FL

City Zip Code

9. New Registered Agent's Signature, If Changed

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

AUG - 8 2024
AT. TALLAHASSEE, FLORIDA

SIGNATURE: _____ Date

SIGNATURE, TYPED OR PRINTED NAME OF REGISTERED AGENT AND TITLE IF APPLICABLE.

10. General Partner's Signature (REQUIRED)

The execution of this report as a partner constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

SIGNATURE: _____ 8/2/2024 407-262-8400

SIGNATURE AND TYPED OR PRINTED NAME OF MANAGING PARTNER. Date Daytime Phone #

E-mail Address: dlangley@fishbacklaw.com

(To be used for future annual report notifications)

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Required Forms

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Hillary G. Griffith
(print individual's name and title)

for: Fishback Dominick LLP
(print name of entity submitting sworn statement)

whose business address is: 1947 Lee Road, Winter Park, FL 32789
and (if applicable) its Federal Employer Identification Number (FEIN) is: 59-1848546
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____ - _____ - _____.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Hillary Griffith
Signature

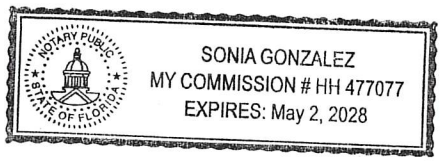
STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 18th day of July, 2025 by Hillary G. Griffith who is personally known to me or produced as identification:

_____

S. S.
NOTARY PUBLIC



State of Florida

Print Name: Sonia Gonzalez

Council No.: _____

Council Expires: _____

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby

certifies that Fishback Dominick LLP does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

Hillary Griffith
Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 18th day of July, 2025 by Hillary G. Griffith who is personally known to me or produced as identification:

_____

S. S.
NOTARY PUBLIC



State of Florida

Print Name: Sonia Gonzalez

Council No.: _____

Council Expires: _____

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Additional Information

Fishback Dominick takes pride in providing practical, responsive, and efficient legal services to its government clients. Our team is built to ensure continuity of service and consistent communication with the Town, with a lead attorney and backup always available. We are committed to understanding the Town's priorities and working collaboratively with staff to implement them. We understand the value of clear, concise advice that balances legal risk with policy goals and will bring that approach to our representation.

FISHBACK ♦ DOMINICK

ESTABLISHED 1935

ATTORNEYS AND COUNSELORS AT LAW

Availability

Hillary Griffith will attend one regular Town Council meeting each month, with meetings to be evenly split between herself and Dan Langley. She will also attend Planning & Zoning Board meetings and Development Review Committee meetings.

Dan Langley will attend the other regular Town Council meeting each month, except when on scheduled vacation or in the event of an unexpected scheduling conflict.

In the event the Town prefers that one attorney attend both monthly Council meetings, Hillary is available and able to cover both. Both attorneys are available to respond to Town matters as needed outside of meetings, and additional attorneys at the firm are available to assist to ensure consistent coverage and responsiveness.

A. TITLE PAGE

TOWN OF HOWEY-IN-THE-HILLS

Legal Services for Town Council - RFQ 2025-006

September 2, 2:00 pm

PREPARED BY

GRAYROBINSON

Heather M. Ramos
Orlando Managing Shareholder
301 East Pine Street, Suite 1400
Orlando, Florida 32801
407.244.5670
heather.ramos@gray-robinson.com

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B. LETTER OF TRANSMITTAL

This letter will summarize in a brief and concise manner, the proposer's understanding of the scope of work and make a positive commitment to timely perform the work. The letter should not exceed 2 pages in length.

Town of Howey-in-the-Hills
Victoria Pedane
101 N Palm Ave.
Howey-in-the-Hills, FL 34737

September 2, 2025

Dear Ms. Roszkiewicz,

On behalf of GrayRobinson, we are pleased to offer this proposal to continue to provide legal services for the Town Council of the Town of Howey-in-the-Hills (the Town). We present the enclosed qualifications detailing the proposed team's professional capabilities and accomplishments, making us uniquely prepared to provide these services.

GrayRobinson has proudly served as Town Attorney since 2006. For nearly 20 years, we have developed a deep understanding of the Town's operational structure, policy priorities, legal landscape, and future goals. This long-standing relationship has given us valuable insight into the Town's organizational culture, administrative practices, and the legal issues most critical to its success. We understand not just the legal framework, but also the Town's practical needs and the importance of responsive, solutions-oriented counsel.

GrayRobinson meets and exceeds the training and experience requirements specified. Our attorneys are members in good standing with The Florida Bar and have extensive local government experience and expertise, including litigation, ordinance and resolution drafting, and board advisement. Combined, our team has decades of experience representing cities, counties and special districts and possesses deep knowledge of the legal and constitutional principles that impact municipal operations.

We value our long-term partnership with the Town and look forward to the opportunity to continue serving in this important capacity. Please do not hesitate to contact us with any questions or requests for additional information.

Regards,

Heather Ramos
Shareholder, GrayRobinson

C. QUALIFICATIONS

Provide the qualifications and experience of those who will provide the services. The submission should include:

i. Details on the qualifications of key individual(s) who will perform the work; including education, experience and specialized knowledge and experience in similar work.

TEAM LEAD HEATHER RAMOS

QUALIFICATIONS

Heather represents public sector clients in all aspects of state and local government law. Her experience includes issues relating to utilities and land use, as well as legislative and governmental affairs on the local and state levels. Heather provides a broad scope of legal services involving Florida's Public Records and Open Meeting Law, ethics and gift laws, special assessments, taxation and public finance, utility law, and constitutional law. She advises clients operating across Florida's dynamic economy, including cities, counties, utilities, and special districts, among others.

As a complement to her public sector work, Heather collaborates with clients on land use and the development of commercial, residential, and mixed-use projects. Her experience includes planned unit developments, subdivision plats, annexation agreements, acquisitions and sales, financing, vested rights, impact fees, utility agreements, concurrency, road construction agreements, wetlands mitigation, zoning, and permitting. What Heather knows about land developers will be a huge asset for the Town as it faces land-development pressures for many years to come.

EXPERIENCE

Heather serves as the town attorney for the Towns of Windermere and Howey-in-the-Hills, city attorney for the City of Milton, general counsel to the New Smyrna Beach Utilities Commission, the Orange County Library District, Space Florida, and assistant general counsel to the North Brevard County Hospital District and the Toho Water Authority. She previously served as assistant counsel to the Orange County and Seminole County Property Appraisers.

In these roles, Heather has advised on a range of legal issues, demonstrating a strong understanding of the unique needs and operations of local government entities.

EDUCATION

- J.D., Stetson University College of Law, 2002, *cum laude*
- B.A., University of Central Florida, 1999, *with honors*

TEAM MEMBER DEBORAH LA FLEUR, B.C.S.

QUALIFICATIONS

Deborah is board-certified in Labor and Employment Law by The Florida Bar. She has significant experience representing public and private sector employers, including government entities, nonprofits, healthcare providers, and corporations, in virtually all areas of labor and employment law. Her work spans discrimination and wage and hour claims, FMLA and WARN Act issues, restrictive covenant enforcement

and ADA compliance. She also regularly advises on constitutional, tort, and whistleblower matters, as well as federal contract compliance and labor relations, including collective bargaining and union election preparation. Beyond litigation, Deborah assists clients with drafting policies and employee handbooks, developing workplace accessibility strategies, and providing training on employment law and compliance.

EXPERIENCE

With more than two decades of practice, Deborah has developed a wide-ranging career advising employers in both litigation and regulatory arenas. She has represented employers before state and federal courts as well as administrative agencies, including the Equal Employment Opportunity Commission, the Florida Commission on Human Relations, the U.S. Department of Labor, Florida's Division of Workers' Compensation, and the Florida Public Employees Relations Commission. She is also a frequent speaker on employment law issues, presenting at professional seminars, bar association events, and GrayRobinson's own employment law programs. Through this combination of hands-on litigation, compliance counseling, and educational outreach, Deborah has built a reputation as a trusted advisor to employers navigating the complexities of modern workplace law.

EDUCATION

- J.D., Valparaiso University School of Law, 1997
- B.A, Aquinas College, 1993

TEAM MEMBER TOM WILKES

QUALIFICATIONS

Tom brings more than 45 years of experience in local government law and is recognized statewide as a leader in this field. His expertise spans land use, taxation and finance, utility law, constitutional and administrative law, as well as litigation involving public entities. He has been entrusted with significant leadership roles, including serving as County Attorney for Orange County for over a decade, and has been appointed multiple times to the Orange County Charter Review Commission, where he was twice elected chair by his peers. Tom also serves as general counsel to key Florida institutions, including Space Florida, Career Source Central Florida, and the Orange County Library District, and as town attorney for the Town of Windermere. His qualifications are further reflected by his frequent invitations to speak on "good government" laws, such as Sunshine Law, ethics, financial disclosure, and public records.

EXPERIENCE

Tom's career reflects a deep history of handling some of the most complex governance, construction, and financing matters in Florida. While serving as Orange County Attorney from 1990 to 2002, he oversaw the legal functions of county government under three successive County mayors. During that time, he guided the County through transformative initiatives, including structuring and negotiating cutting-edge tax-increment financings. His work included drafting the documents for the International Drive CRA, structuring financing for the I-4/Osceola Parkway interchange, and negotiating tax-increment arrangements for the Conroy Road and Universal Boulevard interchanges.

His leadership earned the Orange County Attorney's Office national recognition, receiving the American Bar Association's Jefferson Fordham Award in 2001 for government law-office accomplishment. After joining GrayRobinson, Tom has continued to serve as trusted counsel to numerous public entities, including hospita

districts, counties, and municipalities, applying his knowledge of complex financing, taxation, land use and regulatory matters to advance client goals. His work demonstrates not only long-standing expertise but also innovative problem-solving in the areas most critical to local governments.

EDUCATION

- J.D., University of Florida, 1978
- M.P.A., University of West Florida, 1976
- B.S., U.S. Naval Academy, 1969

TEAM MEMBER NATALIE YELLO, B.C.S.

QUALIFICATIONS

Natalie is board-certified in Construction Law by The Florida Bar. She specializes in the full lifecycle of construction law, bringing strategic, client-focused counsel to public sector clients. Natalie's dual focus on contracting and litigation gives her a comprehensive edge: she is deeply proficient in drafting and negotiating complex design and construction contracts.

EXPERIENCE

Natalie's experience spans from contract inception to dispute resolution. On the transactional side, she guides clients through end-to-end contract services, from negotiating design and construction agreements to ensuring that project specifications align with legal and operational goals. On the litigation side, Natalie has represented clients in high-stakes matters such as mechanic's lien disputes, tort claims, and construction defect litigation. Her deep understanding of both the legal framework and the practical complexity of construction enables her to craft solutions that anticipate risks and drive projects to successful outcomes.

EDUCATION

- J.D., Stetson University College of Law, 2017, *cum laude*
- B.S., B.A., University of Florida, 2013, *cum laude*

TEAM MEMBER CHRISTINA EPPERSON

QUALIFICATIONS

Christina centers her practice on local government law, with a particular focus on real estate and land use matters. She began working with GrayRobinson as a summer associate in 2022 and continued to work with the Local Government Team as a law clerk until joining the firm as an associate in 2024. Throughout her time at GrayRobinson, Christina has gained valuable experience assisting local government clients with matters involving ordinances, resolutions, public records, and land use issues.

EXPERIENCE

Under the supervision and mentorship of Lead Attorney Heather Ramos, Christina diligently supports matters involving ordinances, resolutions, public records, contracts, and government ethics. She assists in drafting and reviewing legal documents, researching municipal law issues, and ensuring compliance with state and local regulations.

EDUCATION

- J.D., Florida A&M University College of Law, 2024, magna cum laude, Valedictorian
- TQUK Level 5 Certificate in Teaching English as a Foreign Language, The TEFL Academy, 2018
- B.A., Virginia Commonwealth University, Honors College, 2014, magna cum laude

ii. Details on the qualifications including documentation of experience with similar work during the past 10 years; include firm size, structure, location of management and charter authorization and licenses to do business in the State of Florida.

For more than five decades, GrayRobinson has represented municipalities, counties, special districts, and other public entities in matters involving local government law, land use and zoning, public finance, utilities, procurement, and litigation. Over the past ten years, the firm has served as general or special counsel to numerous Florida cities, towns, and governmental boards, providing advice and representation on a wide range of legal issues similar to those contemplated in this engagement. This experience includes drafting and negotiating contracts, advising on governance and ethics, handling land use and development applications, addressing public records and Sunshine Law compliance, representing clients in administrative and judicial proceedings, and guiding public finance and bond transactions.

GrayRobinson, P.A. is a full-service law and lobbying firm with more than 275 attorneys and consultants across 15 offices throughout Florida and one in Washington, D.C. Established in 1970, the firm is organized as a professional association under the laws of the State of Florida and is fully authorized and licensed to conduct the practice of law within the state.

Dean Cannon is the President and CEO of GrayRobinson and is located in the Firm's Tallahassee office at 301 S. Bronough Street, Suite 600, Tallahassee, FL 32301. Byrd F. "Biff" Marshall, Jr. serves as chair of the board and is located in the Firm's Orlando office at 301 E. Pine Street, Suite 1400, Orlando, FL 32801. J. Charles "Charlie" Gray serves as chair emeritus and founding director of GrayRobinson and is located in the Firm's Orlando office at 301 E. Pine Street, Suite 1400, Orlando, FL 32801. Additional board members include Treasurer Michael E. Neukamm, located in the Firm's Orlando office at 301 E. Pine Street, Suite 1400, Orlando, FL 32801, Secretary Mark D. Schellhase, located in the Firm's Boca Raton office at 2255 Glades Road, Suite 301E, Boca Raton, Florida 33431, and Assistant Treasurer Jason Unger located in the Firm's Tallahassee office at 301 S. Bronough Street, Suite 600, Tallahassee, FL 32301.

The following pages contain GrayRobinson's registration with the Division of Corporations. We have also included team members' Florida Bar licenses, authorizing them to perform legal work in Florida.



Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Profit Corporation
GRAYROBINSON, P.A.

Filing Information

Document Number	602357
FEI/EIN Number	59-1300132
Date Filed	08/26/1970
State	FL
Status	ACTIVE
Last Event	NAME CHANGE AMENDMENT
Event Date Filed	11/10/2003
Event Effective Date	NONE

Principal Address

301 E. PINE STREET, SUITE 1400
ORLANDO, FL 32801

Changed: 01/11/2001

Mailing Address

P.O. BOX 3068
ORLANDO, FL 32802-3068

Changed: 10/13/2016

Registered Agent Name & Address

Cannon, R. DEAN
301 S. BRONOUGH STREET, SUITE 600
TALLAHASSEE, FL 32301

Name Changed: 09/26/2019

Address Changed: 09/26/2019

Officer/Director Detail

Name & Address

Title Director, Chairman

MARSHALL, BYRD F., Jr.
301 E. PINE STREET, SUITE 1400
ORLANDO, FL 32801

Title Director, Chairman Emeritus

GRAY, J. Charles
301 E. PINE STREET, SUITE 1400
ORLANDO, FL 32801

Title Director, Treasurer

Neukamm, Michael E.
301 E. PINE STREET, SUITE 1400
ORLANDO, FL 32801

Title Director, President & CEO

Cannon, R. Dean
301 S. BRONOUGH STREET, SUITE 600
TALLAHASSEE, FL 32301

Title Director, Secretary

SCHELLHASE, MARK D.
ONE BOCA PLACE
2255 GLADES ROAD
SUITE 301E
BOCA RATON, FL 33431

Title Director, Assistant Treasurer

UNGER, JASON
301 S. BRONOUGH STREET, SUITE 600
TALLAHASSEE, FL 32301

Annual Reports

Report Year	Filed Date
2024	01/30/2024
2024	10/21/2024
2025	04/14/2025

Heather Michele Blom-Ramos

Member in Good Standing | Eligible to Practice Law in Florida

Bar Number:	588601
Mail Address:	GrayRobinson P A 301 E Pine St Ste 1400 Orlando, FL 32801-2741 Office: **407-843-8880x26** Cell: **407-843-8880x26** Fax: 407-244-5690
Email:	**heather.ramos@gray-robinson.com**
Personal Bar URL:	https://www.floridabar.org/mybarprofile/588601
vCard:	
County:	Orange
Circuit:	09
Admitted:	09/20/2002
10-Year Discipline History:	None
Law School:	Stetson University College of Law
Sections:	City, County & Local Govt Law Environmental & Land Use Law Government Lawyer

Deborah L La Fleur

Member in Good Standing | Eligible to Practice Law in Florida

Bar Number:	185590
Mail Address:	GrayRobinson, P.A. PO Box 3068 Orlando, FL 32802-3068 Office: **407-843-8880** Cell: **407-843-8880** - No Text Messages Fax: 407-244-5690
Email:	**deborah.lafleur@gray-robinson.com**
Personal Bar URL:	https://www.floridabar.org/mybarprofile/185590
vCard:	
County:	Orange
Circuit:	09
Admitted:	10/08/1999
10-Year Discipline History:	None
Law School:	Valparaiso University School of Law

Board Certifications:

Area	Year
Labor and Employment Law	2017

Thomas J Wilkes Jr.

Member in Good Standing | Eligible to Practice Law in Florida

Bar Number:	261734
Mail Address:	GrayRobinson P A 301 E Pine St Ste 1400 Orlando, FL 32801-2741 Office: **407-843-8880** Cell: **407-843-8880** - No Text Messages Fax: 407-244-5690
Email:	**tom.wilkes@gray-robinson.com**
Personal Bar URL:	https://www.floridabar.org/mybarprofile/261734
vCard:	
County:	Orange
Circuit:	09
Admitted:	11/06/1978
10-Year Discipline History:	None
Law School:	University of Florida, Fredric G. Levin College of Law
Sections:	City, County & Local Govt Law Environmental & Land Use Law

Natalie Marian Yello

Member in Good Standing | Eligible to Practice Law in Florida



Bar Number:	1002900
Mail Address:	GrayRobinson, P.A. Orlando, Florida 32801 301 E Pine St Ste 1400 Orlando, FL 32801-2741 Office: **407-843-8880** Fax: 407-244-5690
Email:	**natalie.yello@gray-robinson.com**
Personal Bar URL:	https://www.floridabar.org/mybarprofile/1002900
vCard:	
County:	Orange
Circuit:	09
Admitted:	09/22/2017
10-Year Discipline History:	None
Law School:	Stetson University College of Law

Board Certifications:

Area	Year
Construction Law	2025

Christina Renee Epperson

Member in Good Standing | Eligible to Practice Law in Florida

Bar Number:	1059159
Mail Address:	Ms. Christina Epperson 301 E Pine St Ste 1400 Orlando, FL 32801-2741 Office: **407-204-3118**
Email:	**christina.epperson@gray-robinson.com**
Personal Bar URL:	https://www.floridabar.org/mybarprofile/1059159
vCard:	
County:	Orange
Circuit:	09
Admitted:	09/30/2024
10-Year Discipline History:	None
Law School:	Florida A&M University, College of Law, 2024
Sections:	City, County & Local Govt Law Environmental & Land Use Law Government Lawyer Labor and Employment Law Young Lawyers

Provide information on professional qualifications to provide the services as requested and include ratings and/or recognition in the legal community for professional achievement.

Lead Town Attorney Heather Ramos, Managing Shareholder of the firm's Orlando office, has built her career representing municipalities and public-sector clients across Florida. She regularly advises on land use, utilities, public finance, and legislative matters, and is recognized in Best Lawyers in America for her work in Land Use and Zoning Law and in Florida Trend's Legal Elite NOTABLE - Women Leaders in Law.

Team Member Deborah La Fleur is board-certified in labor and employment law by The Florida Bar and brings deep experience in providing legal counsel to both public- and private-sector employers. She has served as trusted counsel on a wide array of matters including advising on compliance with federal, state, and local regulations; drafting and reviewing policies, employment contracts, and administrative procedures; and defending clients in litigation and administrative proceedings before courts and agencies such as the EEOC, FCHR, the Division of Workers' Compensation, the U.S. Department of Labor, and PERC. Her peers recognize her as a top-tier employment law practitioner – Chambers USA consistently ranks her in Band 4 for Labor & Employment in Florida.

Team Member Tom Wilkes has more than 45 years of experience in local government law, including service as Orange County Attorney. His practice covers constitutional, administrative, and litigation matters, as well as land use, transportation, and utility law. Tom is widely regarded as one of Florida's preeminent municipal attorneys and has received recognition in Best Lawyers in America and other peer-reviewed publications for his longstanding contributions to local government law.

Team Member Natalie Yello is board-certified in Construction Law by The Florida Bar and brings significant experience counseling public and private clients. She regularly drafts and negotiates complex contracts, ordinances, and agreements, and she represents clients in administrative proceedings, arbitration, and civil litigation. Her practice includes advising on compliance with federal, state, and local regulations and providing cost-effective strategies for resolving disputes. Natalie has been named to Best Lawyers in America – Ones to Watch for Construction Law and has been selected as a Florida Super Lawyers Rising Star in Construction Litigation. In addition, she serves in a leadership role as Co-Chair of the Litigation Subcommittee of The Florida Bar's Construction Law Committee.

Assistant Town Attorney Christina Epperson brings strong academic credentials and practical experience in local government, land use, and real estate law. She joined GrayRobinson following her clerkship with the firm, where she developed experience in transactional matters and public-sector representation. Christina is an active member of The Florida Bar and brings valuable energy and focus to client engagements, complementing the team's depth of experience.

As a firm, GrayRobinson is consistently recognized among Florida's top law firms, with numerous attorneys listed in Best Lawyers in America, Chambers USA, and Florida Super Lawyers. The firm's reputation for excellence, combined with the specific experience and recognition of the attorneys dedicated to this engagement, ensures that the Town will be represented by professionals whose qualifications and achievements are well respected throughout the legal community.

Identify and include qualifications and resumes of specific individuals who will provide legal services to the Town of Howey-in-the-Hills, including the name and qualifications of the attorney who will be designated as the Town Attorney.

Below are full biographies of the proposed team. Heather Ramos will be the Lead Town Attorney, and Christina Epperson will be the Assistant Lead Town Attorney. Deborah La Fleur, Tom Wilkes, and Natalie Yello will provide support as needed.



Lead Town Attorney: Heather M. Ramos

Orlando Managing Shareholder

heather.ramos@gray-robinson.com
407.843.8880

Focus

- Government
- Land Use Law
- Utilities

Versatile state and local government lawyer serving public and private sector clients across Florida. Focus on land use, development, and governmental affairs.

Heather Ramos represents public sector clients in all aspects of state and local government law. Her expertise includes issues relating to land use and real estate development, as well as legislative and governmental affairs on the local and state levels. Heather provides a broad scope of legal services involving Florida's Public Records and Open Meeting Law, ethics and gift laws, special assessments, taxation and public finance, utility law, and constitutional law. She advises clients operating across Florida's dynamic economy, including cities, counties, utilities, special districts, and landowners, among others.

For state and local governments, Heather currently serves as the town attorney for the Towns of Windermere and Howey-in-the-Hills, city attorney for the City of Milton, general counsel to the New Smyrna Beach Utilities Commission, the Orange County Library District, assistant general counsel to Space Florida, and assistant general counsel to the North Brevard County Hospital District. Informed by decades of municipal service and advocacy, she frequently teams with GrayRobinson colleagues in public financing, environmental and sustainability, government affairs and lobbying, and real estate practices to provide comprehensive and integrated legal support for clients.

Recognition

- *Best Lawyers in America*, Land Use and Zoning Law, 2020-2025
- *Orlando Magazine*, Best Lawyers, 2021
- *Martindale-Hubbell,* AV® Preeminent Rated

Insights

- Moderator, "Restoring Bilateral Trade Between Canada and Florida," GrayRobinson Webinar, March 11, 2021

Affiliations

- The Florida Bar
  - Local Government Law Section
  - Environmental and Land Use Section
- Orange County Bar
  - Environmental and Land Use Committee, Co-Chair, 2004-2005
- Historical Society of Central Florida
  - Board of Directors

Credentials

- J.D., Stetson University College of Law, 2002, *cum laude*
- B.A., University of Central Florida, 1999, *with honors*

Admissions

- Florida



Team Member: Deborah L. La Fleur, B.C.S.

Shareholder

deborah.lafleur@gray-robinson.com
407.843.8880

Focus

- Labor and Employment
- OSHA
- Trade Secret, Noncompete and Unfair Competition

Advisor to public and private sector employers facing employment law disputes and workforce risk. Board-certified in Labor and Employment Law by The Florida Bar.

Deborah La Fleur is board-certified in Labor and Employment Law by The Florida Bar and represents private and public sector employers in both labor and employment law matters. The majority of Deborah's background and experience is in advising and representing corporations, management, nonprofit entities, healthcare providers, and governmental entities. Deborah represents employers, in federal and state courts and in front of governmental agencies, in connection with all employment-related matters including but not limited to: discrimination; Fair Labor Standards Act (including collective actions); state wage and hour claims; Family and Medical Leave Act; the WARN Act; the enforcement of restrictive covenants, such as covenants not to compete; Americans With Disabilities Act (including its employment and accessibility provisions, such as Title III of the ADA); constitutional claims; torts; whistleblower litigation; compliance with the Office of Federal Contract Compliance; labor-related issues, including but not limited to, preparation and interpretation of collective bargaining agreements, assisting employers during the union election process and defending against unfair practice charges; preparation of employment handbooks, contracts, and a variety of employment-related policies; and providing training on employment-related matters and workplace and public accommodation accessibility compliance. In addition, Deborah has experience in corporate matters, including the employment aspects of mergers and acquisitions and commercial litigation issues.

Deborah also represents employers in state and federal courts, investigations, and in defense of charges of discrimination before the U.S. Equal Employment Opportunity Commission, the Florida Commission on Human Relations, Florida's Division of Workers' Compensation, the U.S. Department of Labor and the Florida Public Employees Relations Commission.

Recognition

- *Best Lawyers in America*, 2026
  - Employment Law - Management
- *Chambers USA*, Labor and Employment, 2020-2025
  - Recognized Practitioner, 2016-2019

- *Martindale-Hubbell,* AV® Preeminent Rated

Insights

- "Worker Adjustment and Retraining Notification (WARN)," The Florida Bar 25th Labor and Employment Law Annual Update and Certification Review, January 16-17, 2025
- "Union Awareness," ABC Central Florida Training and Development Seminar, October 17, 2024
- "Navigating the 2023 Labor and Employment Law Landscape: What Employers Should Know," GrayRobinson Labor and Employment Webinar, June 15, 2023
- GrayRobinson's 24th Annual Employment Law Seminar, May 5, 2022
- "Top 10 Hits' Avoid Employee Lawsuits," ABC Central Florida, September 22, 2021
- GrayRobinson's 23rd Annual Employment Law Seminar, April 1, 2021
- "Update on Federal COVID-19 Employment and Business Programs," Seminole County Chamber and the Apopka Area Chamber, April 15, 2020

Affiliations

- Orange County Bar Association
  - Labor and Employment Law Committee
- Federal Bar Association
- Society for Human Resource Management, Member
- Academy of Florida Management Attorneys, Member
- Leadership Seminole
  - Board of Directors, Member
    - Chair, 2017-2018
    - Chair-Elect, 2016-2017
    - Secretary, 2015-2016
  - Presidential Alumni
- Seminole Task Force to Impact Homelessness
- Greater Orlando Business Network, Past Board Member

Credentials

- **Aquinas College, B.A.** (1993)
- **Valparaiso University School of Law, J.D.** (1997)
- Board-certified in Labor and Employment Law by The Florida Bar

Admissions

- Florida
- Michigan
- U.S. District Court for the Western District of Michigan
- U.S. District Court for the Southern, Middle, and Northern Districts of Florida



Team Member: Thomas J. Wilkes

Of Counsel

tom.wilkes@gray-robinson.com
407.843.8880

Focus

- Government
- Transportation
- Land Use Law
- Public Finance

Trusted leader in Florida local government law, with a legacy shaped by decades of public service and legal innovation. Instrumental in transforming policy, infrastructure, and governance across the state.

Tom Wilkes has over 45 years of experience in local government law. As a partner at GrayRobinson from 1978 to 1991, he served on the 1986 and 1988 charter commissions that resulted in sweeping changes to the form of government for Orange County, including the creation of the office of the Orange County Mayor. Then, in 1990, the first Orange County Mayor, Linda Chapin, asked Tom to serve as her county attorney. He accepted the offer, resigned from GrayRobinson, became the County Attorney and stayed in the position for 12 years, serving under three county mayors (Chapin, Mel Martinez and Rich Crotty) and gaining a reputation statewide as a practitioner in local government law. In 2001, his leadership resulted in the County Attorney's Office being given the ABA's Jefferson Fordham Award for government law-office accomplishment – a recognition that the office was perhaps the top government law office in the nation. In 2003 and 2004, Tom was once again appointed to serve on the Orange County Charter Review Commission. He was appointed by then-County Commissioner (now chair of the Orange County Public School Board) Teresa Jacobs and was elected by the Charter Review Commission members to serve as the commission chair.

As Orange County Attorney, Tom was involved specifically and extensively in some of the most complex construction and regulatory matters in the County's history. He was also the lead County staff person in complex financings, including several cutting-edge "tax increment" matters. He drafted the documents for the International Drive CRA, still functioning and funding needed improvements to the I-Drive tourist and convention area. He structured the non-CRA tax-increment financing for the interchange at I-4 and the Osceola Parkway, which involved Orange County and the Reedy Creek Improvement District. Tom also negotiated the tax-increment financing for the Conroy Road and Universal Boulevard interchanges on I-4, both done by the City of Orlando's CRA's with Orange County's consent.

Upon leaving the county in 2002, Tom rejoined GrayRobinson. He concentrates on all aspects of state and local government law, such as land use, taxation and finance, utility law, constitutional law, administrative law and litigation. He was general counsel to Space Florida, the state agency responsible for developing

commercial aerospace industries in Florida. He was also general counsel to Career Source Central Florida and the Orange County Library District and served from 2007 to 2019 as town attorney for the Town of Windermere. He has served as special counsel to numerous hospital districts, counties and cities and is asked frequently to speak to public agencies on "good government" law (Sunshine Law, ethics, gift law, financial-disclosure rules, and public-records law). Tom has particular expertise in local government taxation, including property taxation, local government sales taxes, and special district taxation.

Tom is a native Floridian and nearly a lifelong resident of Orlando. He graduated from the U.S. Naval Academy and served six years as a Navy pilot and flight instructor. Upon resigning his commission, Tom received a master's degree in public administration from the University of West Florida and his juris doctor from the University of Florida. He then served as a primary assistant to GrayRobinson's founding partner J. Charles Gray from 1978 to 1985 when Gray was the Orange County Attorney.

Recognition

- *Best Lawyers in America*, 2015-2020
  - Lawyer of the Year, Government Relations Practice, 2019
  - Lawyer of the Year, Government Relations Practice, 2017
- *Orlando Business Journal*, Best of the Bar, 2006
- *Orlando Magazine*, Best Lawyers, 2019
- *Orlando Magazine*, Lawyer of the Year, Government Relations Practice, 2019
- *Orlando Magazine*, Woodward/White Best Lawyers List, honoree, 2019
- *Martindale-Hubbell*, AV® Preeminent Rated
- Florida *Super Lawyers*, 2010-2013, 2015-2019
- *Florida Trend*, Legal Elite, 2006-2008, 2013

Affiliations

- The Florida Bar
  - Local Government Law Section
  - Environmental and Land Use Law Section
  - Judicial Nominating Commission, 9th Judicial Circuit, Member, 1989-1991
- National Lawyers Association
- Florida Association of County Attorneys, Officer and Director, 1992-2002
  - President, 1997-1998
  - Chair, 1998-1999
- Orange County Charter Review Commission, Member, 1988, 2004
  - Chair, 2004
- Orange County Charter Review Commission
  - Orange County Citizens Charter Committee, Chair, 1986
- Coalition for the Homeless of Central Florida, Member
  - Board of Directors, 2003-2007
- Mayor Buddy Dyer's Downtown Transition Strategic Task Force, Member, 2003
- National Association of Christians and Jews, Director, 1993-2000

Credentials

- J.D., University of Florida, 1978
- M.P.A., University of West Florida, 1976
- B.S., U.S. Naval Academy, 1969

Admissions

- Florida



Team Member: Natalie M. Yello, B.C.S.

Of Counsel

natalie.yello@gray-robinson.com
407.843.8880

Focus

- Construction
- Corporate

Board-certified by The Florida Bar in Construction Law. Delivering strategic, end-to-end counsel on design and construction contracts for projects across Florida.

Natalie concentrates her practice on a broad range of construction topics, serving a diverse clientele that includes commercial property and business owners, general contractors, architects, engineering firms, and public entities. Board-certified in Construction Law, she focuses primarily on the careful drafting and negotiation of contracts for a wide variety of construction projects throughout Florida, including healthcare facilities, airports, office buildings, condominiums, and restaurants.

In addition to contract matters, Natalie has significant experience in construction-related litigation. She regularly defends clients against tort and professional malpractice claims, assesses mechanic's lien issues, and litigates construction defect disputes. Her deep understanding of both the legal and operational sides of construction enable her to deliver strategic, results-driven counsel from project inception to final resolution.

Recognition

- *Best Lawyers in America*, Ones to Watch, Construction Law, 2025-2026
- Florida *Super Lawyers*, Rising Stars, Construction Litigation, 2022-2025

Insights

- "Design and Construction Contracts," GrayRobinson Construction Law Seminar, February 7, 2024
- "Understanding Design Assist and Design Delegation: Distinctions and Differences," Construction Law Institute, 2021
- "Construction Industry Update," GrayRobinson Construction Law Seminar, September 14, 2021
- "What's Keeping You Up At Night?" Co-presenter, GrayRobinson's 23rd Annual Employment Law Seminar, April 1, 2021
- "Case Law Update," *Constructive Talk Volume VI, Issue I*, The Florida Bar Construction Law Committee, 2020
- "Doing Deals and Disputes in 2020: Revive, Restructure, or Rend Apart," Association of Corporate Counsel of Central Florida, October 15, 2020

- "The Lowdown on Latent Defects," *Constructive Talk Newsletter, Volume VII, Issue II*, The Florida Bar Construction Law Committee, 2020
- "Explanation of Keystone Airpark Authority v. Pipeline Contractors, Inc.," The Florida Bar Construction Law Committee Continuing Legal Education Course, March 16, 2020
- "Repair Costs Can Be Consequential Damages: Understanding the Keystone Court's Departure from the Typical Definition of Consequential Damages," *ActionLine publication, Vol. XXXXI No. 2*, Real Property, Probate and Trust Law Section, The Florida Bar
- "Case Law Update," *Constructive Talk Volume VI, Issue I*, The Florida Bar Construction Law Committee, 2020

Affiliations

- The Florida Bar
  - Real Property Probate and Trust Law Section
    - Construction Law Committee
    - Litigation Subcommittee, Co-Chair
- Guardian Ad Litem, 6th Judicial Circuit, 2014-2016
- Support Our Scholars Program, Board of Directors

Credentials

- J.D., Stetson University College of Law, 2017, *cum laude*
  - *Journal of International Aging Law and Policy*, Editor-in-Chief
- B.S., B.A., University of Florida, 2013, *cum laude*
- Board-certified by The Florida Bar in Construction Law

Admissions

- Florida
- U.S. District Court for the Northern and Middle Districts of Florida



Assistant Town Attorney: Christina Epperson
Associate

christina.epperson@gray-robinson.com
407.843.8880

Focus

- Real Estate
- Land Use Law
- Government

Dedicated attorney with hands-on legal experience and a sharp analytical approach.

Christina Epperson, an associate attorney in the GrayRobinson Orlando office, centers her practice on local government, real estate, and land use law. With a strong commitment to advocacy and a focus on personalized counsel, Christina guides clients through multifaceted legal challenges, ensuring they remain informed at every stage.

During law school, Christina served as a judicial law clerk for the Honorable Rodney Smith of the United States District Court for the Southern District of Florida and as a constitutional and property law research assistant. She was an inaugural fellow of the Florida A&M University College of Law Economic Justice Clinic, where she provided transactional legal services to underserved businesses and individuals throughout Orlando. Christina began working with GrayRobinson as a summer associate in 2022 and continued to work with the Local Government Team as a law clerk until joining the firm as an attorney in 2024.

Recognition

- Florida A&M University College of Law Book Awards
  - Legal Research and Writing I, 2020
  - Legal Research and Writing II, 2021
  - Property and Torts, 2021
  - Constitutional Law II, 2022
  - Evidence, 2022

Credentials

- J.D., Florida A&M University College of Law, 2024, *magna cum laude*, Valedictorian
  - Florida A&M University Law Review, Assistant Articles Editor
- TQUK Level 5 Certificate in Teaching English as a Foreign Language, The TEFL Academy, 2018
- B.A., Virginia Commonwealth University, Honors College, 2014, *magna cum laude*

Admissions

- Florida

Identify the location and availability of staff to provide services and the depth of firm's ability to provide comprehensive services. Include the firm's national, statewide and local service capabilities, including skilled technical and market resources of the firm.

All of the attorneys proposed for this engagement are based in GrayRobinson's Orlando office, located at 301 East Pine Street, Suite 1400, Orlando, Florida 32801. This provides the Town with the benefit of a fully integrated team that works in close proximity to one another and is readily available to respond to the Town's needs.

Beyond the immediate team, GrayRobinson offers the resources of a full-service law firm with offices across Florida and in Washington, D.C. The firm's statewide footprint enables us to provide comprehensive services that extend well beyond Orlando, including access to attorneys skilled in public finance, environmental and sustainability law, government affairs, lobbying, and real estate development. This breadth of services allows us to bring together the right mix of technical expertise and practical experience to address the Town's needs as they arise.

In short, the Town will benefit not only from the availability of three attorneys dedicated to its matters daily, but also from the depth of a multidisciplinary firm with statewide and national reach. This combination ensures responsive, cost-effective, and comprehensive representation in all facets of local government law.

D. FEE PROPOSAL

The firm shall submit a proposal for compensation which should include, but is not limited to, an hourly rate option, monthly and/or annual fee options, if applicable, or a combination of these options.

The fee schedule shall include the following information:

i. Provide breakdown of the hourly rates for the Town Attorney, assistant Town attorneys, senior attorneys and every other attorney, paralegal or staff member anticipated to provide services to the Town of Howey-in-the-Hills.

Below is a breakdown of attorneys and staff who are anticipated to provide services to Howey-in-the-Hills:

Professional	Hourly Rate
Town Attorney Heather Ramos	$310
Senior Attorney Tom Wilkes	$310
Assistant Town Attorney Christina Epperson	$265
Paralegal	$145

ii. Proposed monthly and/or annual fee options.

We propose an hourly rate structure as follows: Shareholders $310 per hour, Associates $265 per hour, and paralegals $145 per hour.

iii. The rates for reimbursable and/or out-of-pocket expenses, including, but not limited to, word processing, photocopying, faxing, etc. Local travel costs associated with this work should be included in the fee proposal and will not be considered as an additional cost or reimbursable item.

The hourly rates above are inclusive of all reimbursable or out-of-pocket expenses.

iv. The proposed rates for any and all other fee proposals or arrangements outside the standard hourly rates, if any.

Should litigation arise in connection with our engagement, the hourly rates for those services may be increased, depending on the complexity of the case, but only if negotiated between the Town and the Firm and agreed to by the Town.

E. OTHER INFORMATION REQUIRED

i. List all judgments or lawsuits in which the firm or attorneys have been involved within the last 5 years, including the nature of the lawsuit and the resolution thereof. List all lobbyists employed and the areas in which they lobby.

There have been isolated cases where The Florida Bar was required to inquire of GrayRobinson attorneys regarding alleged grievances or complaints. All inquiries have concluded with no determinations made in favor of the complainants or a finding of probable cause; thus, those inquiries were dismissed.

Below is a list of GrayRobinson's government affairs and lobbying professionals, complete with state of registration. Each is registered to lobby for public and private clients on behalf of the legislative and executive branches of state and/or federal government.

- David Allen (Florida)
- Kylee Anzueto (Florida)
- John Ariale (Washington, D.C.)
- Dean Cannon (Florida, Washington, D.C.)
- Christopher Carmody (Florida)
- Carlecia Collins (Florida)
- Larry Cretul (Florida)
- Christopher Dawson (Florida)
- Angela Drzewiecki (Florida)
- Thomas Feeney (Washington, D.C.)
- Blair Hancock (Washington, D.C.)
- Lily Israel (Washington, D.C.)
- Kevin Jogerst (Washington, D.C.)
- George Levesque (Florida)
- Jessica Love (Florida)
- Ryan Matthews (Florida)
- Chris McCannell (Washington, D.C.)
- Kim McDougal (Florida)
- Kirk Pepper (Florida)
- Joseph Salzverg (Florida)
- Burt Saunders (Florida)
- Robert Stuart Jr. (Florida)
- Jason Unger (Florida)

ii. List any clients you currently represent that could cause a conflict of interest with your responsibilities to the Town of Howey-in-the-Hills. Describe how you would be willing to resolve these or any future conflicts of interest.

GrayRobinson currently has a waiver in place with the Town of Howey-in-the-Hills regarding the firm's representation as General Counsel of Lake County Schools. Beyond that, we are not aware of any potential conflict of interest that would arise from our continued representation of the Town and will take the necessary steps to avoid conflicts of interest in the future.

If a potential conflict arises, we will seek a waiver from one or both parties, as was done in the above mentioned situation. If a waiver or agreement cannot be reached, we will address the issue and withdraw if necessary. The honor of representing Town is one we take seriously, and we will do all that is necessary to ensure the Town's interests are not maligned by our concurrent representation of other clients.

iii. A copy of your business license number, state-issued and classifications, your authorization to perform work in Florida, and any other licenses applicable. Please include a W-9 form.

Please refer to section c. QUALIFICATIONS (ii) for copies of applicable business and professional licenses.

A copy of our W9 is below.

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)
GrayRobinson,P.A.

2 Business name/disregarded entity name, if different from above.

Print or type. See *Specific Instructions* on page 3.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.
☐ Individual/sole proprietor ☑ C corporation ☐ S corporation ☐ Partnership ☐ Trust/estate
☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .
Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.
☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):
Exempt payee code (if any)
Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)
(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.
301 E. Pine Street, Suite 1400

Requester's name and address (optional)

6 City, state, and ZIP code
Orlando, FL 32801

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number: ___ - ___ - ____

or

Employer identification number: 59-1300132

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here Signature of U.S. person [signature] Date 8-22-25

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

Cat. No. 10231X Form **W-9** (Rev. 3-2024)

iv. List at least 3 Florida references showing performance of similar type contracts in the public sector or private sector of similar size (include names, addresses, and phone numbers of each contact person). At least 1 of these references should be from a Florida public sector entity.

CITY OF DAVENPORT

Contact: Kelly Callihan, City Manager
Address: 1 South Allapaha Avenue, Davenport, Florida 33837
Email address: kcallihan@mydavenport.org
Phone number: 863.419.3300, ext. 129
Service Summary: GrayRobinson has served as City Attorney to the City of Davenport for the past 5 years.

TOWN OF WINDERMERE

Contact: Robert Smith, Town Manager
Address: 614 Main Street, Windermere, Florida 34786
Email address: rsmith@town.windermere.fl.us
Phone number: 407.876.2563, ext. 5324
Service Summary: GrayRobinson has served as Town Attorney to the Town of Windemere for the past 17 years.

CITY OF NEW SMYRNA BEACH UTILITIES COMMISSION

Contact: Efren Chavez, General Manager/CEO
Address: 200 Canal St, New Smyrna Beach, Florida 32168
Email address: echavez@nsbufl.com
Phone number: 386.424.3000
Service Summary: GrayRobinson has served as General Counsel for the City of New Smyrna Beach Utilities Commission since June 2018.

v. List of all public sector clients for past 5 years.

Below is a list of current or recently represented public sector clients from the last five years.

- Agency for Health Care Administration
- Alachua County
- Alachua County Library District
- Alachua County Property Appraiser
- Alachua County Tax Collector
- Bay County
- Brevard County Board of County Commissioners
- Brevard County Clerk of Court
- Broward County
- Broward County Clerk of the Court
- Canaveral Port Authority
- Cape Canaveral Hospital District
- Cape Coral, City of
- Central Florida Regional Transportation Authority
- Central Florida Sports Commission
- Charlotte County
- Charlotte County Tax Collector
- Citrus County
- Citrus County Mosquito Control District
- Citrus County School Board
- City of Apopka
- City of Belle Isle
- City of Bonita Springs
- City of Bradenton
- City of Bushnell

- City of Clearwater
- City of Clermont
- City of Cocoa Beach
- City of Coral Gables
- City of Dade City
- City of Davenport
- City of Daytona Beach
- City of Deland
- City of Eagle Lake
- City of Fort Meade
- City of Fort Myers
- City of Fort Pierce
- City of Fort Walton Beach
- City of Gainesville
- City of Green Cove Springs
- City of Greenacres
- City of Groveland
- City of Hialeah
- City of Hollywood
- City of Jacksonville
- City of Jacksonville Beach
- City of Key West
- City of Kissimmee
- City of LaBelle
- City of Lake Alfred
- City of Lake City
- City of Lake Wales
- City of Lakeland
- City of Largo
- City of Lauderhill
- City of Macclenny
- City of Madeira Beach
- City of Maitland
- City of Miami
- City of Milton
- City of Miramar
- City of Mt. Dora
- City of Newberry
- City of New Smyrna Beach Utilities Commission
- City of North Port
- City of Oakland Park
- City of Ocala
- City of Oldsmar
- City of Orlando
- City of Oviedo
- City of Palm Coast
- City of Pembroke Pines
- City of Pensacola
- City of Pinellas Park
- City of Plant City
- City of Polk City
- City of Pompano Beach
- City of Port Orange
- City of Port St. Lucie
- City of Rockledge
- City of Safety Harbor
- City of Sanford
- City of Sarasota
- City of Seminole
- City of South Daytona
- City of South Pasadena
- City of St. Cloud
- City of St. Petersburg
- City of St. Petersburg Redistricting Commission
- City of Sunny Isles Beach
- City of Tallahassee
- City of Tamarac
- City of Tampa
- City of Titusville
- City of Vero Beach
- City of Wauchula
- City of West Palm Beach
- City of Wildwood
- City of Winter Haven
- City of Winter Park
- Clay County Utility Authority
- Collier County Tax Collector
- Columbia County Tax Collector's Office
- DeSoto County
- Dixie District Schools
- East Lake Tarpon Fire Control District
- Emerald Coast Utilities Authority
- Englewood Water District
- Escambia County
- Escambia County Tax Collector
- Fellsmere Water Control District
- Flagler County
- Florida College System Risk Management
- Florida Department of Children and Family Services
- Florida Department of Citrus
- Florida Department of Corrections
- Florida Department of Education
- Florida Department of Management Service
- Florida Division of Emergency Management
- Florida House of Representatives
- Florida Lottery
- Florida Prepaid College Board
- Florida Statewide Guardian ad Litem
- Glades County School District
- Gulf County
- Hardee County Industrial Development Authority
- Hardee County School District
- Hawkstone Community Development District
- Hendry County
- Hendry County Economic Development Council
- Hendry County School District
- Hernando County
- Hernando County School Board

- Hernando County School District
- Hillsborough Area Regional Transit Authority
- Hillsborough County
- Hillsborough County Attorney's Office
- Hillsborough County Aviation Authority
- Hillsborough County Board of County Commissioners
- Hillsborough County Clerk of the Circuit
- Hillsborough County Public Schools
- Hillsborough County Sheriff's Office
- Homosassa Special Water District
- Housing Authority of City of Key West
- Housing Authority of the City of Fort Myers
- Indian River County Hospital District
- Jacksonville Transportation Authority
- Lake County Government
- Lake County School Board
- Lake County Water Authority
- Lee County Board of County Commissioners
- Lee County Metropolitan Planning Organization
- Lee County Port Authority
- Lee County Tax Collector
- Lee Memorial Health System
- Leon County
- Levy County
- Levy County School District
- Manatee County
- Marion County
- Melbourne Airport Authority
- Miami Downtown Development Authority
- Miami-Dade County
- Miami-Dade County Public Schools
- Miami-Dade Expressway Authority
- Monroe County
- Monroe County Clerk of Court
- Monroe County Tax Collector
- North Broward Hospital District
- North Sumter County Utility Dependent District
- Office of the Orange County Comptroller
- Orange County Board of Commissioners
- Orange County Library
- Orange County Property Appraiser
- Orange County Sheriff's Office
- Orlando Utilities Commission
- Osceola County Tax Collector
- Palm Beach County
- Palm Beach County Sheriff's Office
- Park East Community Development District
- Pasco County
- Pasco County Property Appraiser
- Pasco County Supervisor of Elections
- Pension Board of the City of Bartow Muni
- Pension Board of the City of Lauderhill
- Pinellas County School Board
- Pinellas Suncoast Fire and Rescue District
- Port Tampa Bay
- Santa Rosa County Property Appraiser
- Sarasota County
- School Board of Brevard County
- School Board of Broward County
- School Board of Charlotte County
- School Board of Hillsborough County
- School Board of Indian River County
- School Board of Marion County
- School District of Hillsborough County
- Seminole County
- Seminole County Property Appraiser
- Seminole County School Board
- Seminole County Supervisor of Elections
- Seminole County Tax Collector's Office
- South Bay Community Development District
- South Broward Hospital District DBA Memorial Health
- St. Johns County Schools
=
- St. Lucie County
- St. Lucie County Board of County Commissioners
- St. Lucie County Clerk of Court
- State of Florida-Division of Risk Management

- Tampa Sports Authority
- Tampa-Hillsborough County Expressway Authority
- The School Board of Palm Beach County
- The School District of Lee County
- Toho Water Authority
- Town of Astatula
- Town of Bay Harbor Islands
- Town of Belleair
- Town of Dundee
- Town of Eatonville
- Town of Ft. Myers Beach
- Town of Gulf Stream
- Town of Howey-in-the-Hills
- Town of Indian Shores
- Town of Jupiter Island
- Town of Lake Hamilton
- Town of Montverde
- Town of Palm Beach
- Town of Palm Beach Shores
- Town of Pembroke Park
- Town of Southwest Ranches
- Town of Windermere
- Ventana Community Development District
- Village Community Development District 1
- Village Community Development District 10
- Village Community Development District 4
- Village Community Development District 6
- Village Community Development District 8
- Village Community Development District 9
- Village of Indiantown
- Volusia County
- Volusia County School Board
- Washington County Board of County Commissioners

vi. Copies of billing invoices for all public sector clients for the last 12 months in accordance with public records laws.

As evidenced above, GrayRobinson represents a large number of public sector clients, and producing all billing invoices for the past 12 months would result in hundreds – potentially thousands – of documents. Our billing rates for public clients vary based on attorney experience and the nature of the matter. If the Town would like more specific information, we would be glad to provide a summary of rates and billing practices.

vii. A statement of assurance that the attorney/firm is not presently in violation of any statutes or regulatory rules that might have an impact on your firm's operations, including those of The Florida Bar Association, etc. and provide a summary of any litigation filed against the firm or key personnel in the past three years related to similar type of services requested.

GrayRobinson affirms that neither the firm nor any of its attorneys is presently in violation of any statutes, regulations, or rules that could affect our operations or professional standing. We are in full compliance with all applicable laws and regulatory requirements, including the rules and standards of The Florida Bar.

In any firm with hundreds of clients and nearly 275 attorneys and advisors throughout 16 offices, there may be an occasional dispute between the firm and a client. GrayRobinson and its attorneys have a few disputes involving matters that would be entirely irrelevant to the Town's operational and legal needs. GrayRobinson is contesting each dispute vigorously and expects to prevail on each or, in the worst case, settle on reasonable terms that will not jeopardize the firm's financial viability. The firm is also fully insured with respect to any pending claims. The GrayRobinson team is proud of its reputation for honest, ethical dealings with its clients. That is our culture, and we will be pleased to bring that culture to the table in the course of representing the Town.

viii. Affirmative statement, if awarded contract, confirming no conflicts of interest either directly or indirectly with any party. Alternatively, should any potential conflict exist, the proposal should specify the party with which there might be a conflict, the nature of the potential conflict, and the means proposed to resolve the conflict.

GrayRobinson affirms we have no known conflicts of interest, either direct or indirect, with any party related to this engagement. We will promptly disclose should any potential conflict arise in the future and will work with all parties to develop and implement an appropriate resolution consistent with applicable rules and ethical obligations.

ix. INSURANCE:

1. Describe liability insurance coverage carried. Indicate the ability to hold harmless, indemnify and defend the Town of Howey-in-the-Hills for losses, costs and expenses arising from liability claims resulting from alleged negligence.

GrayRobinson maintains insurance coverage and limits, as evidenced by current certificates of coverage found on the following pages. GrayRobinson can hold harmless, indemnify, and defend the Town against losses, costs, and expenses stemming from liability claims in accordance with the terms of the contract and applicable law. We are committed to ensuring the Town is fully protected throughout our engagement.

2. Provide evidence of coverage for workers compensation insurance.

We have included our general liability certificate on the following page.

3. Provide certificate of insurance for professional and general liability with limits of at least $2 million.

We have included both certificates on the following pages.

GRAYROB-01 DKRANTZ

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 12/20/2024

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 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).

PRODUCER Hub International Florida 1560 Orange Avenue Suite 750 Winter Park, FL 32789	CONTACT NAME: PHONE (A/C, No, Ext): (407) 894-5431 FAX (A/C, No): (407) 629-6378 E-MAIL ADDRESS:
	INSURER(S) AFFORDING COVERAGE — NAIC #
	INSURER A : Endurance American Specialty Insurance Company — 41718
INSURED Gray-Robinson P.A. PO Box 3068 Orlando, FL 32802-3068	INSURER B : Aspen Specialty Insurance — 10717
	INSURER C :
	INSURER D :
	INSURER E :
	INSURER F :

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	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) N / A						E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Prof Liab/$750k SIR			LPW30014259903	12/21/2024	12/21/2025	Claim & Aggr.	10,000,000
B	Excess Prof. Liab.			LX00EYG24	12/21/2024	12/21/2025	Claim & Aggr.	10,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Lawyers Professional Liability Layered Program:
SIR: $750,000
Primary $10,000,000 Layer:
Endurance American Specialty Ins., 12/21/24-25, NAICS #41718, Policy #LPW30014259903
Landmark American Ins. Co., 12/21/24-25, NAICS #33138, Policy # LQS863178
Evanston Ins. Co., 12/21/24-25, NAICS #35378, Policy # MKLV7PL0006691
MSIG Specialty Ins. USA, 12/21/24-25, NAICS #34886, Policy #MSTLPL-00240
SEE ATTACHED ACORD 101

CERTIFICATE HOLDER	CANCELLATION
For Information Only - Orlando 301 East Pine St., Ste. 1400 Orlando, FL 32801	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

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AGENCY CUSTOMER ID: GRAYROB-01 DKRANTZ
LOC #:

ACORD

ADDITIONAL REMARKS SCHEDULE

Page 1 of 1

AGENCY		NAMED INSURED
Hub International Florida		Gray-Robinson P.A. PO Box 3068 Orlando, FL 32802-3068
POLICY NUMBER		
SEE PAGE 1		
CARRIER	NAIC CODE	EFFECTIVE DATE: SEE PAGE 1
SEE PAGE 1	SEE P 1	

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: ACORD 25 FORM TITLE: Certificate of Liability Insurance

Description of Operations/Locations/Vehicles:
$10M xs $10M Layer:
Aspen Specialty Insurance, 12/21/24-25, NAICS #10717, Policy # LX00EYG24
Ironshore Specialty Co., 12/21/24-25, NAICS #25445, Policy # LPL7NABW7BB006

$5M xs $20M Layer:
Landmark American Ins. Co., 12/21/24-25, NAICS #33138, Policy # LQS854404
Fireman's Fund Indemnity Corp., 12/21/24-25, NAICS #11380, Policy # U5F00537424

$5M xs $25M Layer:
Endurance American Specialty Ins., 12/21/24-25, NAICS #41718, Policy #LXT30014340403
Evanston Ins. Co., 12/21/24-25, NAICS #35378, Policy # MKLV7PL0006692

$10M xs $30M Layer:
QBE Insurance Company, 12/21/24-25, NAICS #39217, Policy #100043603
Great American Ins. Co., 12/21/24-25, NAICS #16691, Policy #LAXE558802

$5M xs $40M Layer:
SiriusPoint Specialty Ins. Corp., 12/21/24-25, NAICS #16820, Policy #PROVXS-0000107-00

For Information Only

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Client#: 1405411 131GRAYROB

ACORD **CERTIFICATE OF LIABILITY INSURANCE**

DATE (MM/DD/YYYY): 4/15/2025

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 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 any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Casey Guzinski
McGriff, a MMA LLC Company 333 S. Garland Ave Orlando, FL 32801-4927 407 691-9600	PHONE (A/C, No, Ext): 407 691-9600 FAX (A/C, No): 888-635-4183 E-MAIL ADDRESS: Casey.Guzinski@mcgriff.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Chubb National Insurance Company	10052
INSURER B : Federal Insurance Company	20281
INSURER C : Travelers Indemnity Co of America	25666
INSURER D : Great Northern Insurance Company	20303
INSURER E :	
INSURER F :	

INSURED
GrayRobinson PA
PO Box 3068
Orlando, FL 32802-3068

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 INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	X	X	D02931412	04/15/2025	04/15/2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$1,000,000 $1,000,000 $15,000 $1,000,000 $2,000,000 $2,000,000 $
D	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY	X	X	73650759	04/15/2025	04/15/2026	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$1,000,000 $ $ $ $
B	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $10,000			56728656	04/15/2025	04/15/2026	EACH OCCURRENCE AGGREGATE	$15,000,000 $15,000,000 $
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) N If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	X	UB1R6308612442E	08/09/2024	08/09/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $1,000,000 $1,000,000 $1,000,000

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

***General Liability *** Additional Insured status, along with Primary & Non-Contributory, is granted if required by written contract per "Commercial General Liability Enhancement Endorsement" CBCG040001. Waiver of Subrogation status is granted if required by written contract per "Commercial General Liability Endorsement" CBCG040001.
*** Auto Liability *** Additional Insured status and Waiver of Subrogation is granted if required by written
(See Attached Descriptions)

CERTIFICATE HOLDER

GrayRobinson PA
P.O. Box 3068
Orlando, FL 32802

CANCELLATION

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

Colly Arrow

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ACORD 25 (2016/03) 1 of 2 The ACORD name and logo are registered marks of ACORD
#S37078113/M37077694 LUPE

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DESCRIPTIONS (Continued from Page 1)

contract per "Commerical Automobile Broad Form Endorsement" 16020292.
*** Workers Compensation *** Waiver of Subrogation status is granted if required by written contract per "Waiver of Our Rights to Recover from Others Endorsement" form WC000313.
*** Umbrella *** Umbrella is Follow Form providing excess liability over General Liability, Auto Liability and Employer's Liability limits shown.

SAGITTA 25.3 (2016/03) 2 of 2
#S37078113/M37077694

F. FORMS

All signed forms are included on the pages following.

Statement on Public Entity Crimes and Drug-Free Work Place.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Heather Ramos, Orlando Managing Shareholder
(print individual's name and title)

for: GrayRobinson, P.A.
(print name of entity submitting sworn statement)

whose business address is: 301 East Pine Street, Suite 1400, Orlando, Florida 32801
and (if applicable) its Federal Employer Identification Number (FEIN) is: 59-1300132
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: - N/A -.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21 day of July, 2025 by Heather Ramos who is personally known to me or produced as identification: Orlando Managing Shareholder

NOTARY PUBLIC

State of Florida

Print Name: Bethany Dunn

Council No.:

Council Expires:

BETHANY C. DUNN
MY COMMISSION # HH 374622
EXPIRES: May 18, 2027

Page 10 of 12

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby

certifies that GrayRobinson, P.A. does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21 day of July, 2025 by Heather Ramos who is personally known to me or produced as identification: Orlando Managing Shareholder

NOTARY PUBLIC

State of Florida

Print Name: Bethany Dunn

Council No.:

Council Expires:

BETHANY C. DUNN
NY COMMISSION # HH 374622
EXPIRES: May 18, 2027

G. ADDITIONAL INFORMATION

Any additional information that would be helpful to the Town of Howey-in-the-Hills in evaluating qualifications to serve as Town Attorney.

At GrayRobinson, we believe the value we provide to clients extends well beyond day-to-day legal representation. We are committed to fostering meaningful connections, sharing knowledge, and creating opportunities for our clients to stay informed, engaged, and positioned for success. Through training programs, thought leadership, and access to influential networks, we ensure our clients are equipped not only with strong legal guidance but also with the insights and relationships that help drive their business forward.

TRAINING

GrayRobinson regularly provides training sessions for our clients' in-house counsel departments, executive leadership, management, and/or employees at no cost. GrayRobinson attorneys frequently offer Continuing Legal Education (CLE) and training programs on topics of interest via live seminars or virtually by webinar.

CONNECTIONS WITH ELECTED OFFICIALS, INFLUENTIAL POLITICAL LEADERS, AND LAWMAKERS

Our Government Affairs and Lobbying Team strives to provide clients across the firm with the immense benefit of their relationships with members of Florida's Delegations, state leadership in Tallahassee, and federal connections in Washington, D.C., to address specific matters of state and federal interest.

LEVERAGING COMMUNITY LEADER FORUMS

GrayRobinson hosts internal seminars and Community Leader Forums throughout our Florida markets. We bring together clients, attorneys, lobbyists, political leaders, and friends of the firm to hear high-profile business leaders, community leaders, and elected officials discuss issues of importance to business and the State of Florida. We also use these opportunities to introduce our clients to influential lawmakers and political leaders and to promote our clients' new ventures or projects of interest to the local community.

INSIGHTS AND UPDATES

GrayRobinson professionals regularly publish and distribute electronic updates and insights on new case decisions, regulatory issues, and changing legislation that is timely and specific to our clients' industries, locations, and/or business interests.

H. AVAILABILITY

Indicate current and anticipated workloads and availability for other activities. Identify the extent and nature of any anticipated outside support.

GrayRobinson commits to continue meeting time requirements set by the Town of Howey-in-the-Hills, and Team Lead Heather Ramos commits to continuing to attend monthly commission meetings. Heather will oversee all matters and ensure the Town is given proper attention and effort and is satisfied with the results. With the resources available to us at a firm of nearly 275 professionals, the team has the capacity and tools available to manage multiple projects. It is the nature of our work, and we meet and exceed all client expectations in this regard.

To ensure the Town's work is completed efficiently and promptly, from time to time, management of particular projects may be delegated to a team member. As evidenced throughout the proposal, both additional team members are experienced individuals fully capable of addressing all issues that may arise. However, oversight of, and accountability for, the Town's work will continue to rest with Heather.

SABATINI LAW FIRM P.A.

411 N Donnelly Street
Suite #313
Mount Dora, Florida 32757
Phone: 352-455-2928

Anthony Sabatini
Anthony@SabatiniLegal.com

Francheska Sabatini
Francheska@SabatiniLegal.com

RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Proposal Package

RFQ 2025-006

Legal Services for Town Council of the

Town of Howey-In-The-Hills, FL

Due July 22, 2025

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RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Town of Howey-in-the-Hills
Attn: Victoria Roszkiewicz
101 N Palm Ave.
Howey-in-the-Hills, Florida 34737

RE: RFQ 2025-006; LEGAL SERVICES FOR TOWN COUNCIL OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA.

Dear Ms. Roszkiewicz:

It is the pleasure of Sabatini Law Firm, P.A., and Attorney Francheska Sabatini to submit this proposal to provide Legal Services for the Town Council of the Town of Howey-In-The-Hills, FL. The Sabatini Law Firm has a highly experienced team specializing in local government issues. Currently, the firm provides Town Attorney services for the Town of Lake Hamilton, FL, the City of Frostproof, FL, and the City of Treasure Island, FL. The firm also represents the Town of Howey-in-the-Hills Municipal Police Officers' Pension Board, the Mayor of the City of Deltona, and the Sumter County Superintendent of Schools. The firm is based in Mount Dora, Lake County, FL.

If selected, it is anticipated that attorney Francheska Sabatini will act as the primary Town Attorney. Attorney Francheska Sabatini has over 12 years of experience as a practicing attorney and has focused much of her practice on local government law, representing cities, community development districts, and municipal boards. As a municipal attorney, Mrs. Sabatini routinely conducts legal research and interpretation, drafts and reviews legislation for municipal clients, attends council meetings, and provides legal advice on a wide range of municipal issues. In addition to her municipal law practice, attorney Sabatini also focuses much of her practice on real estate law, regularly handling real estate transactions from contract to closing. If selected, Attorney Sabatini is committed and prepared to work closely with the Town to provide effective and efficient legal counsel.

The firm's associate attorney, Gavin Rollins, will assist as backup attorney in the event Mrs. Sabatini is temporarily unavailable. Attorney Rollins has previously served as county commissioner for Clay County, FL and currently serves on the Lake County Water Authority Advisory Board. His legal practice is also highly focused on the firm's local government clients.

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Francheska Sabatini
Francheska@SabatiniLegal.com

RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Please review our proposal package and feel free to reach out with any questions or if you wish to discuss anything further. You may direct any questions or comments to Francheska Sabatini at francheska@sabatinilegal.com or via telephone at 407-965-6380 We appreciate your attention to this proposal and look forward to speaking soon.

Respectfully submitted,

Francheska Sabatini
Sabatini Law Firm, P.A.

SABATINI LAW FIRM P.A.

411 N Donnelly Street
Suite #313
Mount Dora, Florida 32757
Phone: 352-455-2928

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Francheska Sabatini
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RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Firm and Attorney Qualifications

Sabatini Law Firm, P.A., a Florida professional corporation, was founded by attorney Anthony Sabatini in 2019 and is based in Mount Dora, Lake County, Florida. The attorneys of Sabatini Law Firm focus much of their practice in Florida municipal and local government law. The firm currently provides legal representation to the Town of Howey-in-the-Hills Municipal Police Officers' Pension Board. The firm also represents the City of Treasure Island, FL, the Town of Lake Hamilton, FL, the City of Frostproof, FL, and provides counsel for the Office of the Mayor of the City of Deltona, the Sumter County Superintendent of Schools, and for labor disputes for the City of Deltona, Florida.

Prior to founding Sabatini Law Firm, Mr. Sabatini served as a City Commissioner for the City of Eustis, Florida from 2016-2018. Mr. Sabatini also served in the Florida House of Representatives representing Florida's 32nd district, where he served on the Local Government Subcommittee and worked on many legislative proposals concerning Florida's political subdivisions. His legal experience has been primarily in the field of local government law. Currently, Mr. Sabatini serves on the County Commission for Lake County, FL.

The firm is composed of two partners and one associate attorney. Attorney Francheska Sabatini has over 12 years of experience as a practicing attorney, with over seven years focusing on local government law in Florida. Her area of practice also includes real estate transactions, commonly handling real estate transactions from contract negotiation and drafting, due diligence, and closing. The firm's associate attorney, Gavin Rollins, also comes from a background in local government, having served as county commissioner in Clay County, FL from 2014-2020 and currently serving on the Lake County Water Authority Advisory Board. The attorneys of Sabatini Law Firm have the unique experience of both serving and providing counsel to units of local government in Florida.

As municipal and local government attorneys, the attorneys of Sabatini Law Firm are well versed in the areas of public ethics and government in the sunshine laws, land use and zoning matters, code enforcement, and general municipal law. Other areas of practice of the firm include labor and employment, civil litigation, and contract disputes. The firm continues under the sole ownership of attorneys Anthony and Francheska Sabatini, with its principal office in Mount Dora, Florida. There have been no judgments or lawsuits against the firm, nor have there been any disciplinary procedures taken

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against an attorney of the firm by the Florida Bar Association or any relevant State regulatory agency.

Francheska Sabatini, Esq. (FL Bar No. 0100565)

It is anticipated that Attorney Francheska Sabatini would serve as the designated Town Attorney, should Sabatini Law Firm be selected. Mrs. Sabatini attended the Florida A&M University College of Law and graduated cum laude (J.D., 2012). Additionally, she attended the George Washington University Law School where she obtained a Master of Laws with an emphasis in Environmental Law. Mrs. Sabatini was admitted to practice law in the State of Florida in 2012 and continues as a member in good standing with the Florida Bar.

Attorney Sabatini currently serves as Assistant Attorney for the City of Frostproof and the Town of Lake Hamilton, handling a wide range of municipal matters including but not limited to ordinance drafting and review, sunshine and public records laws, land use and development matters, and code enforcement issues. Attorney Sabatini also previously served as Code Enforcement Board Attorney for the City of Eustis, FL.

Mrs. Sabatini has represented or been involved in matters on behalf of the following local government clients:

- City of Frostproof
- Town of Lake Hamilton
- City of Treasure Island
- Town of Howey in the Hills Police Pension Board
- City of Minneola
- City of Leesburg
- City of Umatilla
- Village Center Community Development District
- City of Eustis Police Pension Board
- City of Eustis Fire Pension Board
- City of Eustis Code Enforcement Board
- Town of Lady Lake Police Pension Board
- Lake County Water Authority

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Due July 22, 2025

Mrs. Sabatini routinely works with local government clients' Building, Planning and Zoning, and various other departments on matters involving land use, municipal law, and code enforcement. As associate attorney, Mrs. Sabatini has also been involved in general municipal law matters for the Cities of Minneola, Leesburg, and Umatilla. Mrs. Sabatini has also assisted as counsel for dependent and independent community development districts (CDDs), including CDDs for The Villages, FL.

In addition to her local government practice, Mrs. Sabatini also practices in the area of real estate law and routinely participates in continuing legal education (CLE) training for these practice areas.

Anthony Sabatini, Esq. (FL Bar No. 1018163)

Mr. Sabatini holds a bachelor's in history and philosophy from the University of Florida, where he graduated magna cum laude (B.A., 2012). He also attended the University of Florida Levin College of Law (J.D., 2017) and has been a member in good standing with the Florida Bar since 2019. Mr. Sabatini also serves as a Captain in the Florida Army National Guard, bringing over 16 years of dedicated military service.

Through his military career, Captain Sabatini has demonstrated investigative expertise, particularly in the conduct of AR 15-6 investigations. He has successfully led and completed more than 22 formal investigations under this regulation, addressing a wide range of serious issues, including criminal misconduct, violations of the Uniform Code of Military Justice (UCMJ), ethical breaches, equal opportunity complaints, and workplace conflicts. These investigations required him to operate with a high degree of independence and discretion, often interviewing witnesses, reviewing documents, analyzing evidence, and making legal and factual determinations that directly impacted the careers and reputations of service members. His findings have informed command decisions regarding administrative actions, disciplinary measures, criminal proceedings, and systemic improvements within units.

Mr. Sabatini was also elected and served as City Commissioner for the City of Eustis from 2016 to 2018. He also served on the Community Redevelopment Agency. As a commissioner for the City of Eustis, he helped oversee a fiscal year 2017-2018 budget of $47,000,000+ and 250+ employees. He was then elected and served in the Florida House of Representatives from 2018 to 2022. During his time in public service, Mr. Sabatini has been involved in numerous municipal law matters and served on the

SABATINI LAW FIRM P.A.

411 N Donnelly Street
Suite #313
Mount Dora, Florida 32757
Phone: 352-455-2928

Anthony Sabatini
Anthony@SabatiniLegal.com

Francheska Sabatini
Francheska@SabatiniLegal.com

RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL **Due July 22, 2025**

Local Government Subcommittee, working on issues concerning Florida's political sub-divisions. He also served on the Commerce Committee, which primarily deals with regulations at the city level. Mr. Sabatini now serves as County Commissioner for Lake County, FL.

As the current City Attorney for the City of Frostproof and the Town of Lake Hamilton, and as county commissioner, Attorney Sabatini has a wide breadth of experience in local government real property matters, including in the areas of land use, procurement, and real estate transactions. Additionally, he has extensive experience in the areas of ethics, public records, and Florida's Government in the Sunshine laws. Attorney Sabatini also serves as special counsel for labor disputes for the City of Deltona, Florida and as special counsel for the Mayor of the City of Deltona.

The majority of Attorney Sabatini's litigation practice has concerned the fields of local government, property law, and employment law. Attorney Sabatini has also represented over a dozen employees in career service appeals before the Public Employees Relations Commission ("PERC") as well as other administrative boards. Mr. Sabatini has an extensive background in wage and employment law, representing various clients with labor disputes and employment litigation, and has engaged in several formal arbitrations and litigated under the Fair Labor Standards Act.

Attorney Sabatini is admitted to practice in all Florida State Courts as well as the following Federal Courts:

- Northern District of FL
- Middle District of FL
- Southern District of FL
- Federal District Court of the District of Columbia
- District of Columbia Court of Appeals
- 11th Circuit Federal Court of Appeals
- US Court of Appeals for District of Columbia
- Veterans Claims

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Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Gavin Rollins (FL Bar No. 1064417)

It is anticipated that Attorney Gavin Rollins will assist as backup attorney in the event Attorney Francheska Sabatini is temporarily unavailable. Attorney Gavin Rollins brings a broad background in public service to the firm's local government practice. He began his public service as a two-term City Council member in Keystone Heights, where he focused on responsive government and lake quality. He then served two elected terms on the Clay County Commission (2014–2020), where he championed fiscal responsibility, infrastructure improvements, and government transparency. He currently serves as a trustee on the Lake County Water Authority.

Mr. Rollins is also a Major in the Florida Army National Guard part-time, where he serves as an intelligence officer, and previously as a company commander. He deployed to the Horn of Africa in support of counter-terrorism missions and has received numerous awards, including the Meritorious Service Medal. He is also a certified history teacher with years of classroom experience. He holds a bachelor's degree from the University of Florida, where he was inducted into the UF Hall of Fame, a master's in education leadership from the University of West Florida, and a Juris Doctor (cum laude) from Florida A&M University College of Law. Attorney Rollins currently assists with the firm's local government and civil litigation practice.

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RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Fee Proposal

Service	Description of Services	Fee
Monthly Retainer or Hourly Rate	General municipal representation as described in the Scope of Work, including meeting attendance, draft and review of proposed ordinances/resolutions or City contracts, and Correspondence/communications with or on behalf of City.	$5,000 monthly retainer Or Hourly: $225.00 Attorney rate $65.00 Paralegal rate
Hourly Services outside of Retainer	Services not included in retainer billed hourly in quarter hour (0.25) increments	$225.00 Attorney rate $65.00 Paralegal rate
Litigation Hourly Rate	Litigation and Preparation for Litigation	$225.00 Attorney rate $65.00 Paralegal rate
Travel	City will not be billed for travel	Included in retainer
Out of Pocket	Long Distance Phone Fax Copies Other	The City will not be charged for phone, fax, or copy fees. Costs such as court filing fees, court reporter fees, process servers, etc. will be passed on to the City as they are incurred.

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RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

References

1. Brittney Sandoval
Town Administrator, Town of Lake Hamilton, FL
P.O. Box 126
Lake Hamilton, FL 33851-0126
863-439-1910
Brittney@townoflakehamilton.com
Town Attorney Services

2. Nicole McDowell
City Manager, City of Frostproof
P.O. Box 308
Frostproof, FL 33843
863-635-7854
NMcdowell@cityoffrostproof.com

3. Rick Thomas
Chief of Police, Town of Howey-in-the-Hills, FL
111 N Palm Avenue
Howey in the Hills, FL 34737
352-324-2030
Rthomas@howey.org

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RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Additional Required Information

Judgments/ Lobbying

There have been no judgments or lawsuits against the firm, nor have there been any disciplinary procedures taken against an attorney of the firm by the Florida Bar Association or any relevant State regulatory agency. Neither the firm nor any of its attorneys are presently in violation of any statutes or regulatory rules that may impact the firm's operations, including the those of the Florida Bar Association. There are no lobbyists employed by the firm.

Conflicts

Currently, Attorney Francheska Sabatini provides legal counsel to the Town of Howey-in-the-Hills Municipal Police Officers' Pension Board, which would cause a conflict of interest with representation of the Town. Should Sabatini Law Firm be selected, Attorney Sabatini would step down as Attorney for the Police Officer's Pension Board.

The firm does not represent any other clients that would present a conflict of interest with the firm's responsibilities to the Town. If selected, the firm would not undertake any representation that would cause such a conflict.

References

Florida public sector references have been provided in this proposal (See page 10)

Public Sector Clients

The following is a list of the firm's public sector clients for the past 5 years:

1. City of Treasure Island
2. City of Frostproof
3. Town of Lake Hamilton
4. Town of Howey-in-the-Hills Municipal Police Officers' Pension Board
5. Sumter County Superintendent of Schools
6. City of Deltona, Office of the Mayor

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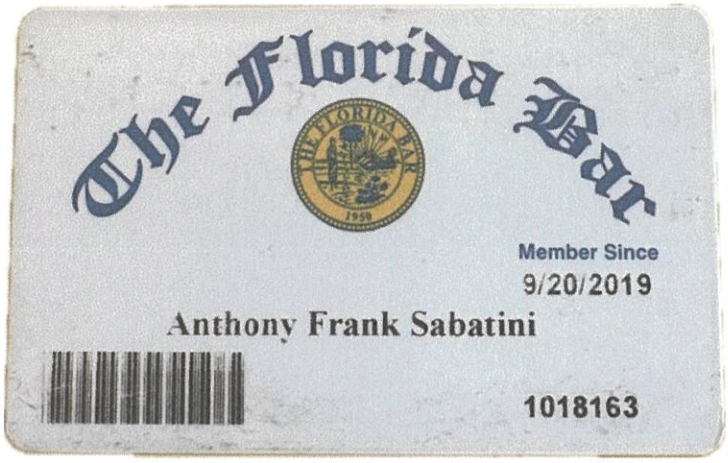
Francheska Sabatini
Francheska@SabatiniLegal.com

RFQ 2025-006
Legal Services for Town Council
Of the Town of Howey-In-The-Hills, FL

Due July 22, 2025

Attachments

a. Copies of Florida Bar licenses
b. Corporate Information (Sunbiz)
c. W-9
d. Insurance Certificates
e. Statement on Public Entity Crimes
f. Drug-Free Work Place Certification
g. Copies of billing invoices for public sector clients for last 12 months


The Florida Bar
Member Since
9/20/2019
Anthony Frank Sabatini
1018163


The Florida Bar
Member Since
10/16/2012
Francheska Sabatini
0100565


The Florida Bar
THE FLORIDA BAR
1950
GAVIN BENJAMIN ROLLINS
Member Since
4/14/2025
1064417

Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Profit Corporation
SABATINI LAW FIRM P.A.

Filing Information

Document Number	P19000075709
FEI/EIN Number	84-3168152
Date Filed	09/25/2019
Effective Date	09/25/2019
State	FL
Status	ACTIVE

Principal Address

411 N DONNELLY ST
#313
MOUNT DORA, FL 32757

Changed: 01/18/2023

Mailing Address

411 N DONNELLY ST
#313
MOUNT DORA, FL 32757

Changed: 01/18/2023

Registered Agent Name & Address

SABATINI, ANTHONY F
411 N DONNELLY ST
#313
MOUNT DORA, FL 32757

Address Changed: 01/18/2023

Officer/Director Detail

Name & Address

Title President

SABATINI, ANTHONY F
411 N DONNELLY ST
#313
MOUNT DORA, FL 32757

Title VP

SABATINI, FRANCHESKA
411 N DONNELLY ST
#313
MOUNT DORA, FL 32757

Annual Reports

Report Year	Filed Date
2023	01/18/2023
2024	02/05/2024
2025	02/09/2025

Document Images

02/09/2025 -- ANNUAL REPORT	View image in PDF format
02/05/2024 -- ANNUAL REPORT	View image in PDF format
08/03/2023 -- AMENDED ANNUAL REPORT	View image in PDF format
01/18/2023 -- ANNUAL REPORT	View image in PDF format
02/27/2022 -- ANNUAL REPORT	View image in PDF format
04/30/2021 -- ANNUAL REPORT	View image in PDF format
04/30/2020 -- ANNUAL REPORT	View image in PDF format
09/25/2019 -- Domestic Profit	View image in PDF format

Florida Department of State, Division of Corporations

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Anthony Sabatini

2 Business name/disregarded entity name, if different from above.

Sabatini Law Firm PA

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☑ Individual/sole proprietor ☐ C corporation ☐ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

411 N Donnelly St. #313

Requester's name and address (optional)

6 City, state, and ZIP code

Mount Dora, FL 32757

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

8	4	–	3	1	6	8	1	5	2

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** | **Date** 2/5/25

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Francheska Sabatini, Vice President
(print individual's name and title)

for: Sabatini Law Firm
(print name of entity submitting sworn statement)

whose business address is: 411 N. Donnelly St. #313, Mount Dora, FL 32757
and (if applicable) its Federal Employer Identification Number (FEIN) is: 84-3168152
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____ - _____ - _____.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Signature

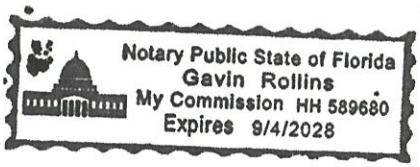
STATE OF FLORIDA

COUNTY OF LAKE

The foregoing instrument was sworn to and subscribed before me this 16th day of July, 2025 by Francheska Sabatini who is personally known to me or produced as identification:

_____

Seal / Stamp



NOTARY PUBLIC

State of Florida

Print Name: Gavin Rollins

Council No.: _____

Council Expires: 9/4/2028

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby

certifies that Sabatini Law Firm, P.A. does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

Signature

STATE OF FLORIDA

COUNTY OF LAKE

The foregoing instrument was sworn to and subscribed before me this 16th day

of July, 2025 by Francheska Sabatini

who is personally known to me or produced as identification:

Seal / Stamp

Notary Public State of Florida
Gavin Rollins
My Commission HH 589680
Expires 9/4/2028

NOTARY PUBLIC

State of Florida

Print Name: Gavin Rollins

Council No.:

Council Expires: 9/4/2028

Public Sector Clients
Billing Invoices

SABATINI
LAW FIRM P.A.
411 N Donnelly St. • Suite #313 • Mount Dora, FL 32757
(352) 455-2928 • SabatiniLawFirmPA.com

INVOICE

12

Sabatini Law Firm P.A.
411 N Donnelly St
Suite #313
Mount Dora, FL 32757
(352)-455-2928
Anthony@SabatiniLegal.com

Date: Jul 1, 2025

Due Date: Jul 1, 2025

Balance Due: $5,390.00

Bill To:

TOWN OF LAKE HAMILTON

Item	Quantity	Rate	Amount
JUNE 2025	24.5	$220.00	$5,390.00

A

.75 lot split review with Jeffrey ball 6.2.25
.5 email review on lot split 6.2.25
.5 jeff ball extension letter review 6.4.25
.25 call with Jeffrey Ball on Kokomo Road access issue 6.5.25
.25 call with Brittany about de-annexations 6.13.25
.5 call on baker act and RPO 6.18.25
.25 call w Brittany on police termination 6.18.25
.25 research on police probation period 6.18.25
1.0 287g agreement review 6.25.25
1.0 p/z meeting prep 6.25.25
2.5 p/z meeting 6.25.25
1.5 town hall meeting 6.27.25
1.25 interlocal agreement review / research 6.29.25

F

6/2- Call with Charter review member 0.5

6/3- Review GIS Agreement - 1.25

6/3 - Call with Town Administrator RE agenda review and public records question- 0.25

6/3 - Attend monthly meeting 1.25

6/9- Review paver ordinance- 1.0

6/11- Review Duke Easement- 1.25

6/12- Research/ correspondence re legal opinion on code enforcement address- 0.75

6/12- Charter review meeting - 0.5

6/18- Review WWTF Construction Addendum- 0.5

6/18- Review ECFRPC Agreement for EAR- 0.75

6/19- Charter Amendments Draft - 1.75

6/19- Memo to council RE annexations - 1.25

6/23- Attend CRC meeting- 0.5

6/24- P/c from CRC member- 0.25

6/25- Review Dundee Citrus Growers purchase closing documents- 1.0

6/30- July meeting agenda review- 1.25

TOTAL 24.50 x 220 = $5390

Subtotal:	$5,390.00
Tax (0%):	$0.00
Total:	$5,390.00

SABATINI LAW FIRM P.A.
411 N Donnelly St. • Suite #313 • Mount Dora, FL 32757
(352) 455-2928 • SabatiniLawFirmPA.com

INVOICE

11

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
TOWN OF LAKE HAMILTON, FL

Date: Jun 1, 2025
Due Date: Jun 1, 2025
Balance Due: $4,455.00

Item	Quantity	Rate	Amount
MAY 2025	20.25	$220.00	$4,455.00

///AS
.75 email review from Lowndes law on behalf Jeffrey ball 5.2.25
.5 insurance call with adjuster on A&A case 5.7.25
.5 settlement agreement review 5.7.25
.25 call with Jeffrey on property 5.30.25
.5 follow up research property email 5.30.25
.75 clerk contract review 5.31.25
.5 filing close out of contract case 5.31.25
///FS
5/1- Ridge Capital letter review, case law research, call with planner- 2.25
5/5- Agenda Review- 1.5
5/6- Attend Monthly Meeting- 3.25
5/7- Review alcohol resolution - 0.5
5/12- Draft response letter to Lowndes RE Ridge Capital Development- 1.5
5/12- Review AMENDMENT 2 TO LOAN AGREEMENT WW531642- 0.5
5/15- Correspondence re plat/ fencing requirements (Scenic Terrace) - 0.75
5/19- Prepare Dundee CGA purchase agreement- 1.25
5/20- Call with Town Manager and Clerk re pending matters, follow up correspondence re public records request- 0.75
5/20- Attend budget workshop - 2.25
5/23- Correspondence with Town re Feltrim Lakes extension -0.5
5/28- Review Charter Review Committee Resolution, review charter for first meeting- 1.0
5/29- CRC meeting -0.75
5/30- Call with Community Development Director - 0.25
Total 20.25 x 220 = $4455

Subtotal:	$4,455.00
Tax (0%):	
Total:	$4,455.00

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INVOI

1

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
LAKE HAMILTON, FL

Date: Apr 1, 2025
Due Date: Apr 1, 2025
Balance Due: $6,285.00

Item	Quantity	Rate	Amount
APRIL 2025; LEGAL SERVICES	26.25	$220.00	$5,775.00

4.0 canvassing board 4.1.25
.25 call with jeff ball about incorrect plats submitted 4.2.25
.25 research on sewer statute 4.2.25
1.5 agenda review 4.8.25
1.0 canvassing board audit meeting 4.8.25
3.75 city Council meeting 4.8.25
.25 call with Steve Elias about impact fee waivers 4.9.25
.5 agenda review of Board of adjustment on variances 4.10.25
.5 background research on Senate Bill 184. 4.15.25
.25 sign and review lift station form 4.15.25
.5 call with jeff on sb 184. 4.16.25
1.0 Dundee agreement review 4.16.25
.5 Jeffrey ball document access review and call 4.28.25
///
Associate Gavin Rollins:
1.0 research on construction co. Lawsuit 4.29.25
2.5 drafting 4.29.25
.25 filing 4.29.25

///

4/1- Review sewer ordinance; related statutory research, correspondence- 1.5

4/10- Review notice to property owners re sewer connections - 0.5

4/15- Review Bill analysis for call with Planner (RE SB184)- 0.5

4/21- Draft Resolution regarding permit fee waivers for storm repairs- 2..25

4/22- Review SRF Loan Agreements; related correspondence- 2.5

4/25- Correspondence re annexation ordinance legal description- 0.25

4/29- Review 5/6 foreclosure agenda items- 0.5

////

26.25 x 220 = 5775

Costs:	1	$510.00	$510.00

Court filing 400
Summons 10
Service 100

Total= $510

Subtotal:	$6,285.00
Tax (0%):	
Total:	$6,285.00

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9

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
LAKE HAMILTON, FL

Date: Mar 26, 2025

Due Date: Mar 26, 2025

Balance Due: $5,225.00

Item	Quantity	Rate	Amount
MARCH 2025	23.75	$220.00	$5,225.00

1.25 agenda review 3.3.25
1.0 PRWC water agreement outside research 3.3.25
1.5 special meeting 3.4.25
3.0 town council meeting 3.4.25
.25 correspondence with land use attorney applicant over FLU map amendment 3.5.25
.25 research related to land use attorney applicant over FLU map amendment 3.5.25
.25 correspondence with jeff ball over FLU application. 3.5.25
.25… 15 minute call with Jeffrey and Jacquline about moratoriums… 3.6.25
.25 15 m call with mayor Wagner 3.17.25
.5 barrios engineering review of letter and materials 3.25.25
.25 carson email reviews 3.26.25
.25 Call with Jacquline about ordinance and charter conflicts 3. 28. 25.
.25 Call with Jeffrey Bahl about threatening letter concerning false entitlement to land developer 3. 28. 25.
2.0 signature training certification 3.31.25

///

3/4- Correspondence RE updates on ROW vacation issue- 0.5

3/5- Research RE SFWMD regulations and city regulations; draft memo for council- 3.0

3/6- Research and correspondence re changing hearing process for FLU amendments, zonings and annexations- 0.75

3/10- Work on Water Capacity Fee ordinance, review/ research- 1.0

3/12- Review meeting recording RE masonry wall requirements, related research and correspondence- 2.0

3/17- Review Special meeting agenda/resolution- 0.5

3/21- Attend special meeting- 0.5

3/21- Code research RE election notice publication- 0.25

3/26- Wastewater project legal opinion/ resolution, review correspondence- 0.75

3/27- Wastewater legal opinion letter- 0.25

3/28- Call with planner RE prior plan preliminary approval issue - 0.25

03/31- Legal opinion letter, resolution updates, water plans and well improvements- 0.5

03/31- Red light camera/magistrate issue review, related correspondence; research re FL Stat. Traffic enforcement statutes, authorization of cost recovery, draft resolution- 2.25

23.75 x 220 = $5,225

Subtotal:	$5,225.00
Tax (0%):	
Total:	$5,225.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
TOWN OF LAKE HAMILTON

Date: Mar 1, 2025
Due Date: Mar 1, 2025
Balance Due: $6,105.00

Item	Quantity	Rate	Amount
LEGAL SERVICES, FEBRUARY 2025:	27.75	$220.00	$6,105.00
15m incentive gift for employee's law review 2.3.25			
1hr 30m agenda review 2.3.25			
4hr town meeting 2.4.25			
30m call on councilwoman Cora Roberson and review 2.5.25			
45m evidence review 2.5.25			
30m review board of adjustment agenda and materials 2.5.25			
30m in-person meeting board of adjustment 2.6.25			
15m loan agreement final review and sign 2.10.25			
15m email and research of statute 166.033 with Jeff Ball 2.20.25			
15m email with Jaqueline on city vacancy responses 2.11.25			
30m piggy-back contract email and research 2.12.25			
15 minute call with Cora Robertson 2–20 1–25			
15 minute call with Mayor Wagner 2–20 1–25			
15m review of set back issue and Ashton woods developer 2.18.25			
15m email with deldrion on 1099s 2.21.25			
15m call with deltrion on 1099 policies and procedures 2.24.25			

15m doc review and sign off 2.25.25

15m conversation with councilman Slavens 2.14.25

4hr draft lawsuit 2.9.25

Lake Ham Time February FS

2/5 Review Force Main Utility Easement; related correspondence- 1.25

2/6- Review church force main easement- 0.5

2/7- Review Evergreen Solutions contract - 1.5

2/10- Research/correspondence re: condition on construction plan approvals- 0.75
Correspondence re water pledged funds legal opinion- 0.5

2/11 P/c re water/sewer service area expansion- 0.25

2/12 Research RE CCNA; “piggy backing” agreements; water/sewer service area expansion- 1.5

2/13 Work on ROW vacation resolution- 1.0

2/13 Research/ correspondence re Scenic Terrace PUD issues- 1.5

2/14- Review wall ordinance; related p/c and correspondence- 1.25

2/20- Correspondence re ordinance notice requirements- 0.5

2/21- Review business impact estimate- wall ordinance- 0.75

2/21- SRF legal opinion revisions- 0.5

2/25- Correspondence re advisory membership conflict question - 0.25

2/27- Review water capacity letter; LDR requirements- 0.5
Review correspondence; LGH1 Quintana Mixed Use - 0.25

27.75 x 220 = $6105

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
TOWN OF LAKE HAMILTON, FL

Date: Feb 1, 2025
Due Date: Feb 1, 2025
Balance Due: $4,125.00

Item	Quantity	Rate	Amount
JANUARY 2025 LEGAL SERVICES:	18.75	$220.00	$4,125.00

1hr 15m agenda review 1.6.25

2hr council meeting 1.7.25

1hr review of documents for PZ meeting 1.14.25

2hr planning and zoning meeting 1.15.25

30m audit report review 1.8.25

30m review and signature of TLC Diversified, contract review 1.8.25

15m review and signature on intra-agency document 1.10.25

15m review of health records request for employee 1.14.25

15m contract case review; potential lawsuit 1.16.25

15m review legal notice requiring for property acceptance 1.21.25

30m review of business impact estimate form 1.21.25

15m review of review DOAH letter 1.22.25

15m discussion of resign-to-run-law Jacquline 1.22.25

15m review of ordnance template 1.14.25

15m staff report review 1.31.25

///

1/6 Finish review of TLC Contract; General Conditions: 1.75

1/8 Research RE Municipal Right of Way Vacation- 2.0

1/13- Review research/ correspondence on dual office holding question 0.5

1/24- Review budget amendment resolution; research on related questions on amendment adoption- 1.25

1/28- Revise/update legal opinion letter for Water Plant and Well Improvements- 0.5

1/28- Review sick time amendment agenda item, personnel policy; related correspondence - 1.75

1/30- Redline and Review Water Conservation ordinance- 1.25

TOTAL 18.75 X $220 = $4,125

Subtotal:	$4,125.00
Tax (0%):	
Total:	$4,125.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:
CITY OF LAKE HAMILTON, FL

Date: Jan 3, 2025
Due Date: Jan 3, 2025
Balance Due: $3,465.00

Item	Quantity	Rate	Amount
DECEMBER: 15m email review 12.2.24 1hr 15m agenda meeting prep 12.3.24 3hr 15m meeting 12.3.24 15m workers comp emails revue 12.7.24 15m 1st amendment conversation $ workers comp update 12.10.24 2hr prep for constitution class 12/4 Amendments to Animal Ordinance following council comments; related correspondence 1.0 12/12 Review bid award documents and special meeting agenda items 2.0 12/16 Attend special council meeting 3.5 12/18 Work on review of TLC Diversified Contract; research on relevant statutory updates; related correspondence 2.0 15.75 x 220 = $3465	15.75	$220.00	$3,465.00

Subtotal: $3,465.00
Tax (0%): $0.00
Total: $3,465.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:
TOWN OF LAKE HAMILTON

Date: Dec 1, 2024
Due Date: Dec 1, 2024
Balance Due: $4,345.00

Item	Quantity	Rate	Amount
NOVEMBER 1hr agenda review 11.4.24 2hr 30m council meeting 11.5.24 30m P/Z prep (meeting cancelled) 11.12.24 15m call with Doug Leonard about annexations 11.14.24 30m agenda review 11.19.24 45m special meeting 11.20.24 15m call with Brittney 11.22.24 30m animal ordinance review 11.25.24	19.75	$220.00	$4,345.00

11/4 Office meeting RE Hamilton Bluff annexation enclave and notice issues; legal research and related correspondence 2.0

11/5 Work on plat street scrivener's error issue; related research; review resolution 1.25

11/14 P/C with Town Planner RE pending CDDs and annexations 0.5

11/19 Research RE PUD Ordinance planning commission review; related correspondence 2.0

11/21 P/C with Town Planner RE Annexation questions 0.25

11/21 Research RE Dog/Animal Ordinances 2.5

11/22 Enclave Annexation research; call with Town Planner 1.75

11/22 Draft Animal Ordinance for December meeting 3.25

TOTAL: 19.75 x $220 =

$4,345

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:
TOWN OF LAKE HAMILTON, FL

Date: Nov 1, 2024

Due Date: Nov 1, 2024

Balance Due: $6,490.00

Item		Quantity	Rate	Amount
Lake Hamilton Time	10.1.24—10.31.24. OCTOBER	29.5	$220.00	$6,490.00

10/1 Review agenda, research, attend monthly council meeting 5.0

10/8 P/C and emails with engineer and developer re plat signatures; related research; respond to engineer and developer attorney 2.75

10/14 review correspondence/ revisions to pledged revenues letter 0.5
Research re plat requirements; p/c and related correspondence with engineer and developer attorney 1.5

10/15 Work on street weight limit ordinance 3.0
Research re "non-taxable" parcels 2.0

10/16 Review Chapter 274, related correspondence re surplus property 1.5

10/16 Review Business Impact Ordinance; make edits for second reading 2.0

10/18 Review Chapter 190 re planner's CDD questions, review CDD petitions; related correspondence 4.25

10/22 Correspondence and office meeting re CDD petitions; scheduling hearings 1.5

10/22 Review and Respond to correspondence from claims adjuster re Claim #424872 Ramos Collazo v. Town of Lake Hamilton; review police report 1.0

10/28 Review water /sewer utilities ordinance 2.25

10/31 Review/revise Hamilton Bluff annexation ordinance; review statutory requirements; correspondence and p/c re enclave and notice issues 2.25

TOTAL: 29.5 @ $220.00

Total: $6,490

Subtotal:	$6,490.00
Tax (0%):	$0.00
Total:	$6,490.00

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SABATINI LAW FIRM P.A.
MOUNT DORA, FL

Bill To:
TOWN OF LAKE HAMILTON, FL

Date:	Oct 1, 2024
Due Date:	Oct 1, 2024
Balance Due:	**$5,000.00**

Item	Quantity	Rate	Amount
MONTHLY LEGAL RETAINER ; OCTOBER 2024	1	$5,000.00	$5,000.00

Subtotal:	$5,000.00
Tax (0%):	$0.00
Total:	$5,000.00

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INVOICE

2

ANTHONY F. SABATINI, ESQ.
FL BAR No. 1018163
anthony@sabatinilegal.com
SABATINI LAW FIRM, P.A.
411 N DONNELLY ST, STE #313
MOUNT DORA, FL 32757
T: (352)-455-2928

Date:	Sep 1, 2024
Due Date:	Sep 1, 2024
Balance Due:	**$5,000.00**

Bill To:

TOWN OF LAKE HAMILTON, FL

Item	Quantity	Rate	Amount
MONTHLY LEGAL RETAINER ; SEPTEMBER 2024	1	$5,000.00	$5,000.00

Subtotal:	$5,000.00
Tax (0%):	$0.00
Total:	$5,000.00

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INVOI

1

ANTHONY F. SABATINI, ESQ.
FL BAR No. 1018163
SABATINI LAW FIRM, P.A.
411 N DONNELLY ST, STE #313
MOUNT DORA, FL 32757
T: (352)-455-2928
anthony@sabatinilegal.com

Date: Sep 1, 2024

Balance Due: $1,443.75

Bill To:

TOWN OF LAKE HAMILTON
LAKE HAMILTON, FL

Item	Quantity	Rate	Amount
Billing:	8.25	$175.00	$1,443.75

AUGUST 8/1—8/31

$175 per hour

1hr. agenda review and council meeting prep. 8/9
1hr council meeting. 8/9
1hr ordinances review 8/9
15m work email concerning police chief applications and research 8/13
30m email HR review for employee concerns 8/13
1hr drafted by administrator and attorney contracts 8/14
30m re-draft of contracts 8/15
1hr land review and opinion 8/19
1hr budget meeting 8/20
1hr council meeting 8/20

8.25 x 175 = $1,443.75

Subtotal:	$1,443.75
Tax (0%):	$0.00
Total:	$1,443.75

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INVOICE

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Sabatini Law Firm P.A.
411 N Donnelly St
Suite #313
Mount Dora, FL 32757
(352)-455-2928

Date:	Jul 1, 2025
Due Date:	Jul 1, 2025
Balance Due:	**$3,725.00**

Bill To:

CITY OF FROSTPROOF

Item	Quantity	Rate	Amount
Legal services; MONTHLY RETAINER JULY 2025	1	$3,100.00	$3,100.00
EXTRA SERVICES (June 2025) 6/17- 1.5 special budget workshop 6/19- 1.0 special budget workshop	2.5	$250.00	$625.00

Subtotal:	$3,725.00
Tax (0%):	$0.00
Total:	$3,725.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
CITY OF FROSTPROOF, FL

Date:	Jun 1, 2025
Due Date:	Jun 1, 2025
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
MONTHLY RETAINER; JUNE 2025	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
CITY OF FROSTPROOF, FL

Date:	May 1, 2025
Due Date:	May 1, 2025
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
MONTHLY RETAINER, MAY 2025	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
FROSTPROOF, FL

Date:	Apr 1, 2025
Due Date:	Apr 1, 2025
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
MONTHLY RETAINER, APRIL 2025	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:

CITY OF FROSTPROOF
FROSTPROOF, FL

Date:	Mar 1, 2025
Due Date:	Mar 1, 2025
Balance Due:	**$4,100.00**

Item	Quantity	Rate	Amount
LEGAL SERVICES, March 2025	1	$3,100.00	$3,100.00
Additional legal services	4	$250.00	$1,000.00

Feb. 2025

Frostproof Time February

2/4 Research, correspondence re FL Bldg. Code Fees overages/ spending requirements- 1.0

2/5 Correspondence and statutory research on building permit fee rebates/reductions- 1.5

2/19- Research, correspondence re Lake Clinch utility bankruptcy issue- 1.5

TOTAL:4.0 @ $250= $1,000

Subtotal:	$4,100.00
Tax (0%):	$0.00
Total:	$4,100.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
CITY OF FROSTPROOF
FROSTPROOF, FL

Date:	Mar 1, 2025
Due Date:	Mar 1, 2025
Balance Due:	**$4,100.00**

Item	Quantity	Rate	Amount
LEGAL SERVICES, March 2025	1	$3,100.00	$3,100.00
Additional legal services	4	$250.00	$1,000.00

Feb. 2025

Frostproof Time February

2/4 Research, correspondence re FL Bldg. Code Fees overages/ spending requirements- 1.0

2/5 Correspondence and statutory research on building permit fee rebates/reductions- 1.5

2/19- Research, correspondence re Lake Clinch utility bankruptcy issue- 1.5

TOTAL:4.0 @ $250= $1,000

Subtotal:	$4,100.00
Tax (0%):	$0.00
Total:	$4,100.00

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SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
CITY OF FROSTPROOF, FL

Date:	Feb 1, 2025
Due Date:	Feb 1, 2025
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
FEBRUARY 1--28, 2025; MONTHLY LEGAL SERVICES RETAINER	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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3-B

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:
CITY OF FROSTPROOF, FL

Date:	Feb 1, 2025
Due Date:	Feb 1, 2025
Balance Due:	**$1,937.50**

Item	Quantity	Rate	Amount
January 2025 Extra Legal Services 1/13- Title Review, Valencia Phase II Tract A plat - 1.0 1/27- Review ROW relocation issue; review previous plat- 1.0 1/28- Review of Duke Franchise renewal; related research- 2.0 1/28- Review Lemon-X DBA Bevolution (now Sunny Sky) agreement; Research on issue re: fees for holding capacity; related correspondence - 1.75 1/30- Research re wastewater capacity fees; "user fees"- 2.0 TOTAL: 7.75 @ $250	7.75	$250.00	$1,937.50

Subtotal:	$1,937.50
Tax (0%):	$0.00
Total:	$1,937.50

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INVOI

2

SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:
CITY OF FROSTPROOF, FL

Date:	Jan 1, 2025
Due Date:	Jan 1, 2025
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
MONTHLY RETAINER; JANUARY LEGAL SERVICES	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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INVOICE

1

SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:
City of Frostproof, FL

Date:	Dec 1, 2024
Due Date:	Dec 1, 2024
Balance Due:	**$3,100.00**

Item	Quantity	Rate	Amount
MONTHLY RETAINER, DECEMBER 2024	1	$3,100.00	$3,100.00

Subtotal:	$3,100.00
Tax (0%):	$0.00
Total:	$3,100.00

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INVOICE

2

Sabatini Law Firm P.A.
411 N Donnelly St
Suite #313
Mount Dora, FL 32757
(352)-455-2928

Date:	Jul 1, 2025
Due Date:	Jul 1, 2025
Balance Due:	**$6,337.50**

Bill To:

CITY OF TREASURE ISLAND
10451 Gulf Blvd.
Treasure Island, FL 33706

Item	Quantity	Rate	Amount
Legal services; MONTHLY RETAINER; JUNE, 2025	1	$6,000.00	$6,000.00
Additional Services (June 2025) 1.0 special meeting prep 6.23.25 .5 special meeting on manager selection 6.24.25	1.5	$225.00	$337.50

Subtotal:	$6,337.50
Tax (0%):	$0.00
Total:	$6,337.50

SABATINI LAW FIRM P.A.
411 N Donnelly St. • Suite #313 • Mount Dora, FL 32757
(352) 455-2928 • SabatiniLawFirmPA.com

INVOICE

1

SABATINI LAW FIRM
411 N DONNELLY ST, STE 313
MOUNT DORA, FL 32757

Bill To:

CITY OF TREASURE ISLAND
10451 Gulf Blvd.
Treasure Island, FL 33706

Date:	Jun 1, 2025
Due Date:	Jun 1, 2025
Balance Due:	**$1,522.50**

Item	Quantity	Rate	Amount
MAY 2025 Monthly Retainer (partial for May 27—31, 2025) 16% of monthly retainer = $960	0.16	$6,000.00	$960.00
Additional legal services: 1.0 preparation for special meeting on city manager selection 5.27.25 1.0 special meeting on city manager selection 5.27.25 .5 case review of small claims case and substitution of counsel 5.28.25 /// 2.5 x 225 = $562.50	2.5	$225.00	$562.50

Subtotal:	$1,522.50
Tax (0%):	$0.00
Total:	$1,522.50

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INVOICE

4

SABATINI LAW FIRM P.A.
411 N DONNELLY ST. STE 313
MOUNT DORA, FL 32757

Bill To:

SUMTER COUNTY SCHOOL DISTRICT
2680 West County Road 476
Bushnell, FL 33513

Date:	Jul 1, 2025
Due Date:	Jul 1, 2025
Balance Due:	**$2,500.00**

Item	Quantity	Rate	Amount
Legal Services; Monthly Retainer 7.1.25--7.31.25	1	$2,500.00	$2,500.00

Subtotal:	$2,500.00
Tax (0%):	$0.00
Total:	$2,500.00

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INVOICE

3

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:

SUMTER COUNTY SCHOOL DISTRICT
2680 West County Road 476
Bushnell, FL 33513

Date:	Jun 1, 2025
Due Date:	Jun 1, 2025
Balance Due:	**$2,500.00**

Item	Quantity	Rate	Amount
Legal Services; Monthly Retainer 6.1.25--6.30.25	1	$2,500.00	$2,500.00

Subtotal:	$2,500.00
Tax (0%):	$0.00
Total:	$2,500.00

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INVOICE

2

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:

SUMTER COUNTY SCHOOL DISTRICT
2680 West County Road 476
Bushnell, FL 33513

Date:	May 1, 2025
Due Date:	May 1, 2025
Balance Due:	**$2,500.00**

Item	Quantity	Rate	Amount
Legal Services; Monthly Retainer 5.1.25--5.31.25	1	$2,500.00	$2,500.00

Subtotal:	$2,500.00
Tax (0%):	$0.00
Total:	$2,500.00

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INVOICE

1

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Date: Mar 17, 2025

Due Date: Apr 1, 2025

Balance Due: $2,500.00

Bill To:

SUMTER COUNTY SCHOOL DISTRICT
2680 West County Road 476
Bushnell, FL 33513

Item	Quantity	Rate	Amount
Legal Services; Monthly Retainer 4.1.25--4.30.25	1	$2,500.00	$2,500.00

Subtotal:	$2,500.00
Tax (0%):	$0.00
Total:	$2,500.00

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INVOICE

2

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Bill To:

MAYOR SANTIAGO AVILA JR.,
IN HIS CAPACITY AS MAYOR OF THE CITY OF DELTONA, FL.

Date:	Feb 18, 2025
Due Date:	Feb 18, 2025
Balance Due:	**$5,781.25**

Item	Quantity	Rate	Amount
LEGAL SERVICES FOR MAYOR SANTIAGO AVILA JR.,	28.75	$375.00	$10,781.25

JAN.:

1.0 conference with mayor Santiago concerning false criminal allegations 1.10.25

.25 call to SAO officer 1.10.25

.25 Email to SAO officer 1.10.25

FEB:

1.5 Review of all travel materials and charter rules 2.3.5

1.0 in person conference with Santiago Avila mayor 2.4.25

3.0 background review of charter and travel policy for the city 2.5.25

2.0 draft of press release response 2.4.25

2.25 draft of legal letter for council 2.5.25

.5 public record request reviews and conversation 2.6.25

1.0 PRR request and associated evidence review 2.10.25

1.0 evidence review from other commissioners 2.12.25

1.5 reading quasi-judicial rules and supplemental policies 2.13.25

1.5 prep meeting with Santiago Avila 2.27.24

.5 phone conference with city staff 2/17/25

3.0 evidence and testimony prep for quasi-judicial hearing 2.16.25

1.5 new emails and last minute rulings changes review 2.17.25

5.0 city comm. meeting and quasi-judicial hearing 2.17.25

2.0 review and drafted response to newly filed FL comm. ethics complaint 2.18.25

28.75 x 375 = $10,781.25

previously paid retainer (de. 20--jan. 20) of $5,000	1	-$5,000.00	-$5,000.00

Subtotal:	$5,781.25
Tax (0%):	
Total:	$5,781.25

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INVOICE

1A

SABATINI LAW FIRM P.A.
411 N DONNELLY ST, STE 313
MOUNT DORA FL 32757

Date: May 1, 2025

Due Date: May 1, 2025

Balance Due: $656.25

Bill To:

City of Deltona
2345 Providence Boulevard
Deltona, FL 32725

Item	Quantity	Rate	Amount
APRIL 2025 LEGAL SERVICES	1.75	$375.00	$656.25

(Florida Commission on Ethics Complaint, brought by Vanessa Buck, against the City of Deltona Mayor for alleged sexual harassment and retaliation.)

1.0 intake call and meeting 4.9.25
.5 relevant materials review and emails review 4.10.25
.25 follow up call and background overview 4.27.25

1.75 x 375 = 656.25

Subtotal:	$656.25
Tax (0%):	$0.00
Total:	$656.25

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INVOICE

1

SABATINI LAW FIRM P.A.
411 N DONNELLY ST STE 313
MOUNT DORA, FL 32757

Bill To:

MAYOR SANTIAGO AVILA
City of Deltona
2345 Providence Boulevard
Deltona, FL 32725

Date:	Dec 20, 2024
Due Date:	Dec 20, 2024
Balance Due:	**$5,000.00**

Item	Quantity	Rate	Amount
RETAINER; LEGAL SERVICES FOR MAYOR SANTIAGO AVILA JR., IN HIS CAPACITY AS MAYOR OF THE CITY OF DELTONA, FL.	1	$5,000.00	$5,000.00

Subtotal:	$5,000.00
Tax (0%):	$0.00
Total:	$5,000.00



SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW
SHEPARDFIRM.COM

RFQ 2025-006

LEGAL SERVICES FOR TOWN COUNCIL

Town of Howey-in-the-Hills, Florida

August 29, 2025

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW
SHEPARDFIRM.COM

RFQ 2025-006
Legal Services for Town Council of the Town of Howey-in-the-Hills, Florida

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c. Abigayl Osborne-Liborio, Assistant Town Attorney
d. Clifford B. Shepard
e. D. Andrew Smith, III
f. Andrew J. Hand
g. Ryan G. Knight

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SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW
SHEPARDFIRM.COM

August 29, 2025

Town of Howey-in-the-Hills
Attn: Victoria Pedane
101 N Palm Avenue
Howey-in-the-Hills, Florida 34737

RE: RFQ 2025-006 TOWN ATTORNEY/LEGAL SERVICES

Dear Ms. Pedane:

I am pleased to submit this letter of transmittal on behalf of Shepard, Smith, Hand & Brackins, P.A. in response to the Request for Qualifications, RFQ 2025-006, for Legal Services as Town Attorney for the Town of Howey-in-the-Hills, Florida.

Shepard, Smith, Hand & Brackins, P.A. devotes the bulk of its legal practice to local government law. All the Firm's shareholders have earned Board Certification in City, County and Local Government Law from The Florida Bar. Over the years, we have worked diligently to associate ourselves with lawyers possessing the right knowledge, skills, intellectual curiosity, and demeanor to best assist our governmental clients in the ever-evolving landscape of local government law.

Our attorneys operate out of our office located in Maitland, Florida. We currently serve as city or town attorneys to thirteen central Florida municipalities: the Cities of Apopka, Maitland, Dunnellon, Dade City, Edgewood, Flagler Beach, Mascotte, Mount Dora, and Webster, the Towns of Eatonville, Melbourne Beach, and Ponce Inlet, and the Village of Highland Park. Often, we are engaged in litigation specific matters for local governments and/or special districts or agencies that we do not otherwise generally represent, and three of our attorneys serve as special magistrates and/or local hearing officers. Additional clients include one housing authority, a hospital board, and private litigation clients. We serve as special counsel to several other cities, towns, counties, municipal boards, and community redevelopment agencies. In addition, our Firm serves as general counsel to the Florida Redevelopment Association and has served as special counsel to the League of Cities.

Our practice in local government law is broad and varied. Representative matters we assist our clients with include: ordinance drafting, resolution drafting, agreement and legal instrument drafting, representing municipalities in bond issues, community

redevelopment matters, police matters, collective bargaining negotiation, Sunshine Law and public records education and compliance, personnel matters, utilities matters, public works, construction, charter review, code enforcement, land use, litigation (prosecution and defense) and appeal, intergovernmental disputes and negotiations, annexations, and election-related matters.

We understand how critical it is for a law firm to provide prompt and effective legal advice to municipal policy makers. We pride ourselves on our ability to communicate in a way that gives our clients confidence. Our first step is to listen. We seek to understand the values, goals, and objectives of the communities we serve, from public officials to citizens. We do our best work when we listen and help our clients recognize, explore, and strengthen the points of commonality. That said, our role is never to insinuate ourselves into policy. We advise policy makers on the law, the legal implications of potential decisions, and the possible paths toward achieving the jurisdiction's goals; we do not attempt to thrust our policy judgments upon those who have been elected by their communities to make those determinations. By doing these two things, listening and remembering our role while always striving to provide the best legal counsel we can, we have established long relationships with many of the local governments we have served. As a case in point, the very first local government client represented by shareholders Mr. Shepard and Mr. Smith was the City of Maitland. That representation began over twenty years ago, and Maitland is still our client today.

We focus on the field of local government because we truly have a passion for the communities we represent and all the people who dedicate their time, attention, and energy to making their communities better. There are many long days and late nights in this practice. At the end of each day, though, it is the people who are there with us and the things we accomplish together as a team that make this field of practice so rewarding. We all consider ourselves lucky to do something we love.

We appreciate this opportunity to introduce ourselves to you and your team. It is important for the Town to select a firm that will fit with that town's needs and culture. We are selective in the requests we respond to and only do so when we believe we will be a great fit. Accordingly, we have submitted this material because we believe we can have a long and mutually fulfilling relationship with the Town of Howey-in-the-Hills. The ultimate decision, of course, is yours and, for that reason, our primary goal here is to present a clear and honest picture of our Firm, our lawyers, and our background. We want to let you get to know us so that you can decide whether we will be the right fit for your community. Thank you for your time and consideration.

Very truly yours,

Patrick Brackins, Esq.
Shepard, Smith, Hand & Brackins, P.A.

c. QUALIFICATIONS

(i) Qualifications of Key Individuals Performing the Work

Shareholder Attorney Patrick Brackins will be the Town Attorney and responsible attorney for the Town of Howey-in-the-Hills (the "Town"). Associate Attorneys Holli New and Abigayl Osborne-Liborio will be the primary attorneys serving as Assistant Town Attorneys. While Mr. Brackins will be the designated Town Attorney, and Ms. New and Ms. Osborne-Liborio will be the Assistant Town Attorneys, they will also utilize the resources and collective expertise of the entire firm in performing legal services for the Town.

Please refer to **Appendix A** for full Attorney Resumes.

(ii) Qualification Details

Shepard, Smith, Hand & Brackins, P.A. is a full-service commercial law firm with a specialty in local government law. The Firm currently represents the Cities of Maitland, Apopka, Dunnellon, Edgewood, Flagler Beach, Mount Dora, Mascotte, Dade City, the Towns of Ponce Inlet, Eatonville, Melbourne Beach, and the Village of Highland Park as general counsel in all matters in which legal services are required. The Firm also serves as counsel to the CRAs of Tampa, Fort Myers, Lake Wales and represents special districts and other agencies on specific matters, such as land use and public records litigation. The Firm currently serves as counsel to the Winter Park Housing Authority, and Messrs. Hand, Brackins, Smith, and Shepard serve as local hearing officers. Counties, municipalities, and agencies routinely hire our Firm as special counsel for limited-duration assignments, including litigation. The Firm also has a long history of representing community associations and private clients in commercial litigation, real property, and transactional services.

Having served many years with numerous local governments, special districts, and agencies, we have handled a great diversity of matters. As set forth herein, our Firm has demonstrated an ability to effectively represent publicly elected boards, including recalls or filling vacancies and to provide training regarding Sunshine and Public Records compliance; timely respond to legal inquiries from government officials and legislative committees such as the land planning agency; prepare documents and provide legal advice concerning right of way acquisition or sale, easements, eminent domain, annexation, and de-annexation; properly advise boards and officials, and prepare appropriate responses to Bert J. Harris Act and takings claims; provide efficient advice and document preparation as to all aspects of land use and planning, including comprehensive plan amendments and representing local governments before the Department of Economic Opportunity, environmental regulation, including coordination with water management districts and applicable federal agencies; handle multi-million-dollar contracts for public facilities, including litigation surrounding such facilities; address complex utility matters; provide specialized expertise regarding redevelopment matters; and handle all aspects of law pertaining to local governments competently, efficiently, and in a timely manner. Serving

such a breadth of communities allows us to offer all our clients the information and lessons we learn in our broad scope of representation.

While we have practiced in this field for many years and have seen many things, it would be foolish to say we have seen it all. The field is always evolving. That statement is perhaps truer today than at any time in the last twenty years as the State legislature continues to redefine the meaning of "Home Rule." Accordingly, to excel in this practice area, we must be committed to continuing growth and education. We are committed to continual research, and we never stop learning.

Firm History

Cliff Shepard began representing the City of Maitland as special litigation counsel in the late 1990s after primarily focusing his practice on general litigation for approximately fifteen years. When the City Attorney retired shortly after the year 2000, Cliff was retained as the City Attorney and continues to serve in that capacity today. In 2002, Cliff hired Drew Smith and together they began to grow their local government practice area, laying the foundation for the Firm.

Today, the Firm is owned and managed by Cliff, Drew, Andrew, and Patrick. All four shareholders are Board Certified by the Florida Bar in City, County, and Local Government Law. That is not an accident or coincidence. Every attorney who joins the Firm to practice local government law is told that Board Certification is a prerequisite to becoming a shareholder one day. To put that in context, approximately 7% of all eligible lawyers in the Florida Bar are Board Certified in their field. Board Certification is only achieved and maintained through heightened requirements of continuing education, exhaustive vetting of one's background and qualifications, peer review by other Board-Certified lawyers in the field, and examination. We require this because our goal today is the same as it was when we first began practicing in this area: to provide the best legal representation and legal guidance to our clients that we can.

For ease of reference, the following outline details each name change of the Firm from Shepard Law Offices, P.A. forward:

- March 21, 2008, Shepard, Smith & Cassidy, P.A.
- April 24, 2017, Shepard & Smith, P.A.
- October 2, 2017, Shepard, Smith, Kohlmyer & Hand, P.A.
- October 1, 2024, Shepard, Smith, Hand & Brackins, P.A.

Having served many years for many local governments, special districts, and agencies, we have handled a great diversity of matters, including land use, code enforcement, contract negotiation, union bargaining, employment actions, litigation, mediation, arbitration, public records and Sunshine Law, and essentially any other matter that our government clients have needed.

The Firm employs the following attorneys and staff based at our Central Florida office in Maitland:

NAME	TITLE	FL Bar. No.
Clifford B. Shepard	**Shareholder**	**508799**
D. Andrew "Drew" Smith, III	**Shareholder**	**583650**
Andrew J. Hand	**Shareholder**	**35859**
Patrick Brackins	**Shareholder**	**0027520**
Ryan G. Knight	**Senior Associate**	**91503**
Holli R. New	**Associate**	**1047287**
Abigayl Osborne-Liborio	**Associate**	**1063226**
Edna Rosen	Office Manager/ Accountant	
Brittany LaPoten	Operations Manager	
Danita Goode	Legal Assistant	
Kevin Toolan	Legal Assistant	

Licenses to do Business in the State of Florida

Please refer to **Appendix B** for Licenses and our W-9

Ratings and Recognition

The Firm and our attorneys have received the following ratings and recognition in the legal community for professional achievement:

Shepard, Smith, Hand & Brackins, P.A.

- Ranked by *Best Lawyers* as "Best Law Firms in the United States"
- Rated by *Martindale-Hubbell* as "AV Preeminent," the highest level of professional excellence

Patrick Brackins

- Recognized in *The Best Lawyers in America*® in 2025 and *Best Lawyers: Ones to Watch*® in America from 2021-2024 in the Practice area of Commercial Litigation

Clifford B. Shepard

- Recognized among *Best Lawyers* in Maitland, FL, in the Practice areas of Administrative and Regulatory Law since 2018
- Received an *Avvo Rating* of 10.0 as "Top Attorney State & Local Law."
- Routinely recognized in the *Florida Trend Magazine* as one of Florida's "Legal Elite" in the areas of Governmental and Administrative Law, and Commercial Litigation
- Recognized as a "Legal Elite NOTABLE Managing Partner in the special section of the 3rd annual edition of *2025 Florida Trend Legal Elite NOTABLE – Managing Partners*
- Selected to *Super Lawyers*® from 2006-2007 and 2009-2025

D. Andrew Smith, III

- In 2012, Drew attained the "AV rating" from *Martindale-Hubbell*, and is listed in the *Bar Register of Preeminent Lawyers®*
- Recognized as one of "Orlando's Attorneys of the Year" in the 2024 edition of the *Orlando Style Magazine*

Andrew J. Hand

- Recognized as one of "Orlando's Attorneys of the Year" in the 2023 edition of the *Orlando Style Magazine*
- Recognized as a "Florida Super Lawyers Rising Star" in the 2020 edition of *Law & Politics Magazine*
- Issued the LEED® AP (Leadership in Energy and Environmental Design Accredited Professional) designation in 2008
- Received Planning Award for Town of Marineland Unified Land Development Code – Awarded by American Planning Association, Florida Chapter

Location and Availability to Provide Comprehensive Services

Shepard, Smith, Hand & Brackins, P.A. is located at 2300 Maitland Center Pkwy, Ste. 100, Maitland, FL 32751, 32 miles from the Town of Howey-in-the-Hills. Our office is staffed Monday-Friday, from 8:30 a.m. to 5:30 p.m. Our attorneys are available outside of these hours to attend meetings or respond to emergencies as needed.

The Firm's staffing and cross-specialization allow us to effectively handle the workload of local government clients, community associations, and all aspects of litigation through appeal in state and federal court for private and governmental clients. In the scope of our representation, we recognize that many matters arise that are extremely time sensitive. Because all our lawyers are actively engaged in representing our local government clients, we can successfully manage workloads and assignments to ensure that long-term projects continue to move forward while simultaneously focusing on time-sensitive matters as they arise.

Service Capabilities of the Staff to Provide Comprehensive Services

Our Firm knows that the best way to provide excellent client service is to maintain open and timely communication, provide timely updates, and thoroughly discuss strategies tailored to each client's needs.

By choosing Shepard, Smith, Hand & Brackins, P.A., the Town will gain a trusted legal partner who prioritizes ethical practice, proactive problem-solving, and a commitment to delivering cost-effective results. Our deep knowledge, strategic approach, and client-focused service make us the ideal choice for navigating complex legal matters with confidence and efficiency.

In addition to specific technical resources, we have a wide network of colleagues across the state and vendors we call upon for support. We will employ whatever resources are necessary to be most effective for our clients.

We will depend on feedback from the Town for ongoing refinement of legal services and proactive issue resolution and service optimization. The attorneys and support staff at Shepard, Smith, Hand & Brackins, P.A. pride themselves on maximizing efficiency, minimizing unnecessary litigation, and maximizing value.

Technical Resources

To best serve our clients, our Firm regularly utilizes the following technology, software, and tools. Our Firm uses Caret Legal for case management, billing, and accounting. We also use Microsoft 365, Microsoft Teams, Dropbox, SharePoint Adobe Pro, and Zoom for transparent task tracking, communication, and collaboration. We subscribe to LexisNexis for legal research.

Our Team ensures full compliance with HUD, federal, and local data protection standards, including encrypted communications and password protection of documents containing unredacted personal information. We have 24/7 offsite IT support, including cybersecurity response and remedy. Furthermore, we are also covered by, and meet the required specifications for, cybersecurity insurance.

d. FEE PROPOSAL

Our Firm will provide detailed monthly statements reflecting the attorney who performed each task, the time expended, and a detailed description of each task performed. Monthly invoices are provided via email to the Town's requested contacts in PDF format. We will not block bill nor include vague descriptions of the work performed except where such entries pertain to active litigation to protect attorney-client privileged information and attorney work product from disclosure through a public records request. We strive to produce invoices in the same manner that we expect when submitting time entries to a court to demonstrate the reasonableness of the hours performed.

In consultation with the client, we frequently create independent matter numbers for various municipal projects, which are separately invoiced. For example, code enforcement and community development can have separate matter numbers. This process allows the Town to track its expenditure on legal services easily. Each litigation matter would also have its own matter number, allowing us to quickly apprise the Town Council of the cost of ongoing litigation and in the event of a court award of attorneys' fees and costs, we can instantly calculate and produce those records in a timely fashion.

Below is our detailed proposal regarding fees, including the requested option of hourly or monthly rates:

(i) Hourly Rate

The Firm proposes an hourly rate of $225.00 per hour for all shareholders, $200 per hour for associates, and $100.00 per hour for paralegals or law clerks on matters that are not passed through or charged back to developers/applicants.

(ii) Monthly Fee Option

Our Firm is open to considering a monthly fixed flat fee retainer for non-litigation services. However, without a better understanding of the Town's current and expected legal needs over the next year, it simply is not realistic for us to hazard a guess at what a competitive fixed flat fee retainer would be. We could estimate a retainer based on the typical amount of work required to attend two meetings a month and for other usual services. Or we could take the prior Town Attorney's monthly retainer and either match it or undercut it. But what happens, for example, if the Town intends to rewrite its entire land development code and do an overhaul of its comprehensive plan this year while, at the same time, the Town unexpectedly receives multiple Bert J. Harris, Jr. Act claims, and a surprise dispute breaks out with a bargaining unit? As the Town knows well, legal issues and complex controversies frequently arise overnight. It simply is not prudent or realistic for our Firm or anyone else to make a fair, accurate, and knowingly competitive proposal for a fixed flat fee retainer sight unseen.

You must expect your counsel to always provide you with frank and truthful responses. While fixed rate proposals are presented on occasion within public sector proposals and may have some front-end budgetary appeal, in our considerable experience, there can only be three possible

outcomes. The proposed fixed rate will exceed the actual legal expenses incurred with a windfall to the proposer at taxpayer's expense. Or the proposed fixed rate will be less than the actual legal expenses incurred, resulting in immediate contract re-negotiation, substandard legal services, and possibly the hiring of outside legal consultants at added expense to the Town. The third possibility is simply a gamble that the estimate is accurate, competitive, and fair to the taxpayers. We do not believe it is in the Town or taxpayers' interest to gamble on the third option at this time.

Nevertheless, we do understand the desire to have such a fee proposal from an initial budgetary perspective. Accordingly, if we are selected as the Town Attorney, then during the transition period, we will have a better understanding of the expected legal work the Town will need in the coming year, and we would then be open to transitioning from the hourly rate structure proposed above to a fixed flat rate monthly retainer for non-litigation services, proposed below.

The Firm proposes a $10,000.00 per month flat fee for all general Town Attorney Services not expressly separated in the below section iv (pass-through, litigation, bond). Any work performed after 50 hours is subject to the above-stated hourly rates.

In the event the Firm routinely performs more than 50 hours of general Town Attorney Services per month on average, the Town and the Firm agree to review and consider recalculating the flat rate by June 1, 2026.

Oversight of Outside Legal Counsel will be included in the flat rate unless our Firm is actively involved in the litigation. Attending hearings of outside counsel is included in the flat rate, but participating in the same will be billed at the hourly rate.

(iii) Reimbursable Expenses

While this Firm does not bill for routine office expenses such as photocopies, postage, or delivery charges, it reserves the right to do so if, in its judgment, these expenses exceed the Firm's reasonable expectations.

We will not charge for routine travel time to the Town for public meetings, shade meetings, workshops, code enforcement hearings, and other times when an attorney's attendance is expected. While we will attend all Commission and significant advisory board meetings in person, should the physical presence of an attorney not be required for advisory board meetings, the Firm may attend via Zoom or other appropriate online platform after consultation with the Town Manager. Exceptional travel expenses will be charged after conferring with the Town Manager.

Travel for litigation, including attending court hearings, depositions and other matters related to litigation, not including shade meetings, will be billed as mileage at the current approved government rate.

The client is responsible for all costs associated with the investigation and prosecution of all litigation matters referred to the Firm, regardless of whether any recovery is made. Costs include but are not limited to court costs, filing fees, taxes, recording fees, overnight mail charges,

deposition, or investigation costs. Invoices for such items will either be sent directly to the client for payment or will be billed to the client by the Firm. The client agrees to pay all such costs.

(iv) Rates for any and all other fees

Pass-through: On matters that are passed through or charged back to developers/applicants, the Firm proposes a discounted hourly rate of $300.00 per hour for all shareholders and partners, $250.00 per hour for all associates, and $125.00 per hour for paralegals or law clerks.

Bond review and opinions: Standard hourly rate plus services as issuer's counsel is typically 0.005% of the issue.

Litigation: $250.00 per hour for all attorneys in the Firm. Litigation does not include handling risk protection orders, including court time for the same. Nor does litigation include prosecuting code enforcement violations at the municipal level. However, any appeals to the circuit court of final code enforcement decisions of the Town will constitute litigation and be billed at the hourly rate. All pre-litigation services, including but not limited to responding to demand letters and subpoenas, will be billed at the litigation hourly rate. Arbitrations, PERC proceedings, and pre-suit mediation constitute litigation.

e. OTHER INFORMATION

(i) List of Lawsuits and Lobbyists

The Firm does not employ any lobbyists. Below is a selection of litigation in which the Firm represented municipal clients, present and past matters:

Gregg J. Hemingway v. City of Mount Dora, 2024-CA-001397
(Fla. Cir. Ct. Lake Cty. filed 2024)

Ponce Inlet Professional Fire Fighters v. Town of Ponce Inlet, CA-2022-004
(State of Florida Public Employees Relations Commission)

City of Maitland v. Peacock Ford, No. 2021-CA-006312-O
(Fla. Cir. Ct. Orange Cty. filed 2021)

Kanan v. Anglers' Yacht Club, Inc. and City of New Smyrna Beach, 2020-10054-CIDL
(Fla. Cir. Ct. Volusia Cty. filed 2020)

Bailey v. City of Satellite Beach, 05-2018-CA-047534
(Fla. Cir. Ct. Brevard Cty. filed 2018)

(ii) List of Clients that Could Cause a Conflict of Interest

No existing, potential, or probable conflicts of interest exist or should arise as a result of the Firm's representation of the Town of Howey-in-the-Hills.

The Firm does not currently represent any private clients in the Town, and no potential conflicts of interest or other ethical considerations are expected with regard to any existing client relationships.

If representing the Town, the Firm would not take on any new clients in which a conflict would be likely to arise. In the unlikely event that a conflict of interest did occur, the Firm would immediately notify both clients in writing of the conflict of interest and explain that the Firm could not represent either party in the matter. The Firm would assist the Town in finding special counsel to provide the Town representation on the matter in which a conflict existed.

(iii) Business Licenses and W-9 Form

For Business Licenses and W-9 Form, please see **Appendix B**

(iv) List of References

All references are for municipal clients for which the Firm currently serves as City or Town Attorney in a full-service capacity, as budgeted during the annual budgeting

process. Our Firm strives to exceed client expectations regarding timeliness and performs work to meet or surpass all client deadlines.

Vince Sandersfeld
City Manager, City of Mount Dora
(352-735-7126
sandersfeldv@ci.mount-dora.fl.us

Marieke vanErven
Acting City Manager, City of Dade City
(352) 523-5050 ext. 400
mvanerven@dadecityfl.com

Mark Reggentin
City Manager, City of Maitland
(407) 539-6220
mreggentin@itsmymaitland.com

Mike Disher
Town Manager, Town of Ponce Inlet
(386) 213-4240
mdisher@ponce-inlet.org

(v) List of Public Sector Clients

Please see **Appendix C**

(vi) Sample Billing Invoices for Public Sector Clients

As evidenced in section (v), the Firm represents many municipalities across the state of Florida. Providing a year's worth of billing for all public clients would result in an innumerable number of pages, likely in the thousands. As an example, one full year of billing for the City of Mount Dora would be over 500 pages alone. Instead, under the direction of Ms. Pedane, we have included a smaller representative sample of our client billing in accordance with the request.

Please see **Appendix D** for the Sample Billing Invoices

(vii) Statement of Assurance and Summary of Litigation filed against the Firm

No ethics or disciplinary complaints have been filed against the Firm or any attorney in the law Firm by the Florida Bar Association or any relevant State regulatory Agency.

Notwithstanding the same, while the actions named below are neither ethics nor disciplinary complaints against the Firm, Patrick Brackins, or Clifford Shepard, they are broadly responsive to Sections e. (i) and e. (vii) of the City's Request for Letters of Interest.

1. *Bey v. The Housing Authority of the City of Winter Park*, *et. al*., 6:23-cv-00539-Orl-PGB-EJK (M.D. Fla. 2023):

   The case was closed January 2024 when Plaintiff failed to file an amended complaint in response to the Court's order. Originally Fourteen defendants, including two Florida County Court Judges and Patrick Brackins, were sued by a *pro se* plaintiff in the Orlando Division of the Middle District of Florida in March of 2023. As part of her claims, the *pro se* plaintiff generally denied that the laws of the State of Florida apply to her or the real property at issue, which is located in the City of Winter Park. The lawsuit was styled as a notice of removal from an ongoing county court eviction proceeding brought by the housing authority against two tenants who are relatives of the pro se plaintiff. Patrick Brackins is counsel for the housing authority and filed the eviction action on its behalf in the county court, 2022-CC-0022457-O. The *pro se* plaintiff is not a named defendant in the county court eviction action; however, she appeared there and attempted to assert defenses and counterclaims on behalf of the actual defendants.

   Mr. Brackins filed a motion to strike as a non-attorney may not represent another person in Florida courts. The motion was granted by order of the county court on February 7, 2023. Following the order, the *pro se* plaintiff removed the action to federal court and filed a notice of removal in the county court, which stays the action pending the outcome of the federal matter. The presiding county court judge and the prior county court judge who granted the motion to strike were also named as defendants in the federal action. The basis for the eviction was the defendants' refusal to allow the landlord access to the unit to perform mold remediation, which posed a threat to the health, safety, and welfare of the tenants as well as surrounding tenants. On June 23, 2023, the Court entered an order dismissing the complaint without prejudice.

2. *Osteen Acquisitions Group LLC v. Clifford B. Shepard, Esq., Shepard, Smith, Kohlmyer & Hand, P.A., Wanda Van Dam, and Henry R. Hardy*, Volusia County Case No. 2024 11408 CIDL:

   This is a lawsuit by developer against Mr. Shepard and the Firm for representing clients opposed to a development in the City of Deltona and the rural community of Osteen. The case includes counts for slander of title, interference with a business relationship, and abuse of process. The case is being vigorously defended and is expected to be resolved in favor of the firm and Mr. Shepard.

3. *Clifford B. Shepard, Esq., Shepard, Smith, Kohlmyer & Hand, P.A., Wanda Van Dam,* No. 5D2025-1617:

   This is an interlocutory appeal from an order in the above-referenced matter denying a dispositive motion to dismiss. The appeal is still in the briefing process and will not be determined for many months.

(viii) Affirmative Statement: No Conflicts of Interest Exist.

(ix) Insurance

If hired, Shepard, Smith, Hand & Brackins, P.A. will add the Town of Howey-in-the-Hills to the policy as an additional insured with the ability to hold harmless, indemnify and defend the Town of Howey-in-the-Hills for losses, costs and expenses arising from liability claims resulting from alleged negligence.

Please see **Appendix E** for insurance policies including Liability Insurance, Workers' Compensation, and Certificate of Insurance for Professional and General Liability.

f. FORMS

1. Sworn Statement on Public Entity Crimes
2. Drug-Free Workplace Compliance Form

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Patrick A. Brackins, Shareholder
(print individual's name and title)

for: Shepard, Smith, Hand & Brackins, P.A.
(print name of entity submitting sworn statement)

whose business address is: 2300 Maitland Center Parkway, Ste 100, Maitland, FL 32751
and (if applicable) its Federal Employer Identification Number (FEIN) is: 32-0242557
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: - - .

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 27th day of August, 2025 by Patrick Brackins who is ✓ personally known to me or produced as identification:

Danita Goode
NOTARY PUBLIC

DANITA GOODE
Commission # HH 632703
Expires February 21, 2029

State of Florida

Print Name: Danita Goode

Commission No.: HH 632703

Commission Expires: 2/21/2029

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby

certifies that Shepard, Smith, Hand & Brackins, P.A. does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 27th day of August, 2025, by Patrick Brackins who is ✓ personally known to me or produced as identification:

Danita Goode

NOTARY PUBLIC

DANITA GOODE
Commission # HH 632703
Expires February 21, 2029

State of Florida

Print Name: Danita Goode

Commission No.: HH632703

Commission Expires: 2/21/2029

g. ADDITIONAL INFORMATION

1. How the Firm's Staff are Retained, Screened and Monitored

A. **Retention.** Shepard, Smith, Hand & Brackins, P.A. seeks to provide a workload and atmosphere that aligns with high employee and client retention. Clifford B. Shepard, managing shareholder, has been leading this Firm for over 20 years. The other key partners have been with the Firm since the early days of their careers, including Patrick Brackins, who joined as an associate in 2016 and became a shareholder in 2023. Shareholders, associates, and support staff have a long history of work in the legal field with senior staff in every department.

The majority of our local government clients continue to employ our services year after year for general counsel, special counsel, litigation, and hearing or code officers. We strive to serve all our unique clients with the same attention to detail that fosters a long, happy relationship. Oftentimes, a client relationship ends only when a project or issue is resolved, not due to a lack of proper representation or counsel.

B. **Screening.** We conduct detailed reference checks, comply with E-Verify, and confirm good standing with the Florida Bar for attorneys. We review all applicants' web presence, including social media and publications. Education and community engagement also play an important role in hiring for our Firm.

C. **Training.** Training is provided by senior staff and partners who guide and manage newer staff with a one-on-one approach during initial probationary periods. Updated printed office procedure guidelines are provided annually and used as a reference during training. Mentoring lunches are scheduled every month, allowing each partner to meet with associates and providing an opportunity for associates to discuss case or matter issues for guidance, as well as to encourage team building. The office manager also mentors staff using this approach, with monthly lunches aimed at improving skills and identifying areas for improvement. The operations manager reviews and implements procedures to improve team processes, especially regarding billing and case management. This regular interaction allows the team to discuss and create future processes, encouraging continual growth across the Firm.

All staff members, including legal assistants, managers, and attorneys, are encouraged to pursue professional growth through continuing legal education (CLE), continuing education (CE), networking events, and speaking engagements whenever possible. Our attorneys annually attend the Florida Municipal Attorneys Association conference for additional training and networking. This year, Clifford B. Shepard served as a speaker on the topic of community redevelopment.

2. Proposed Quality Assurance Program

All incoming matters are reviewed, and deadlines are promptly added to the calendar by the staff. On the first working day of each week, the legal assistants review the calendar for the upcoming four weeks to notify the attorneys about approaching deadlines and to request work-related assignments for those matters.

Constant and prompt communication will continue with the Town of Howey-in-the-Hills' staff to address any issues, questions, or concerns as they arise.

3. <u>Town of Howey-in-the-Hills PowerPoint Presentation.</u>

See the attached copy of the Firm's PowerPoint presentation saved in Adobe Acrobat (.pdf) format, **a copy of which has also been provided on the USB Flash Drive accompanying this submission**.

h. STATEMENT OF AVAILABILITY

The Firm affirms that we will be available or make ourselves available for all regularly scheduled and emergency meetings or matters. In the unlikely event Mr. Brackins, Ms. New, or Ms. Osborne-Liborio are unavailable, Messrs. Shepard, Smith, Hand, and Knight are also available. The attorneys regularly keep one another informed of any planned outages and plan proactively with staff to make all necessary arrangements to cover if necessary to serve all clients effectively including the Town of Howey-in-the-Hills.

We ensure our availability both during the business day and after hours. All attorneys with the Firm utilize smartphones with email and texting capabilities and have remote connection to the Firm's data from laptops and tablets. We utilize cloud-based technology for case management and document storage, so we are always equipped to respond quickly. The Firm can send and receive documents via email attachments, scanned .pdf documents and facsimile. We are at your service.

APPENDIX A
Attorney Resumes

PATRICK BRACKINS

ATTORNEY AT LAW Fla. Bar No. 027520

BOARD CERTIFIED IN CITY, COUNTY & LOCAL GOVERNMENT LAW

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

pbrackins@shepardfirm.com

(407) 622-1772 ext. 106

Shepardfirm.com

EDUCATION

ST. THOMAS UNIVERSITY, MIAMI GARDENS
Juris Doctor
2006

UNIVERSITY OF FLORIDA
B.A., Political Science

EXPERIENCE

SHAREHOLDER

Shepard, Smith, Hand & Brackins, P.A.
SHAREHOLDER (2023-PRESENT), SENIOR ASSOCIATE (2016-2022)

Counsels and represents private and public clients as general counsel and as special counsel in all aspects of local government law and litigation through appeal. Regularly prepares and reviews ordinances, resolutions, policies, contracts, leases, briefs, and other legal documents. Experience includes serving as:

- City Attorney for Dade City and Mount Dora
- Special Counsel to the Orange County Code Enforcement Board (2021 – present)
- Special Counsel to the City of Clermont Code Enforcement Board (January 2023 – present)
- Counsel for the Winter Park Housing Authority (2018 – present)
- Local Hearing Officer for the City of Orlando (2017 – present)
- Assistant City Attorney for the cities of Apopka, Dunnellon, Edgewood, Flagler Beach, Maitland, and Mascotte; Assistant Town Attorney for the Towns of Ponce Inlet and Eatonville; and Assistant Village Attorney for the Village of Highland Park
- Assistant General Counsel to the 2020 Orange County Charter Review Commission
- Litigation, appellate and/or special counsel for multiple public and private entities, including the Cities of Jacksonville Beach, New Smyrna Beach, Satellite Beach, and the Citrus County Hospital Board

CAREER LAW CLERK, U.S. MAGISTRATE JUDGE

(2008 - 2016)

Drafted all orders and report and recommendations in even numbered civil cases; drafted substantive criminal orders; managed civil docket; and managed term law clerks.

EXPERIENCE (CONT.)

STAFF ATTORNEY, FLA. NINTH JUDICIAL CIRCUIT

(2006 - 2008)

Drafted proposed orders and opinions on appeals and first-tier writs; drafted proposed legislation.

ACTIVITIES + PERSONAL

- Florida Bar Board Certified in City, County and Local Government Law (2021)
- Federal Bar Association Orlando Chapter:
  - President (2021 - 2022)
  - President-Elect (2020 - 2021)
  - Secretary (2019 - 2020)
  - Director at large (2018 - 2019)
  - National Delegate (2022 – 2023)
- Middle District of Florida's Bench Bar Fund Committee (2018 – 2021)
- Former board member of Christian Service Center of Central Florida (2014 - 2018)
- Eagle Scout

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

HOLLI R. NEW

ATTORNEY AT LAW Fla. Bar No. 1047287

CONTACT

hnew@shepardfirm.com

(407) 622-1772 x 107

Shepardfirm.com

EDUCATION

FLORIDA INTERNATIONAL UNIVERSITY COLLEGE OF LAW
Juris Doctor
2022

UNIVERSITY OF CENTRAL FLORIDA
B.A., Legal Studies
2017

EXPERIENCE

ASSOCIATE

Shepard, Smith, Hand & Brackins, P.A.
(August 2023 - Present)

Assists in the representation of municipal clients. Drafts ordinances, resolutions, policies, contracts, and other legal documents. Renders oral and written legal opinions to government officials, staff, and board members. Serves as legal counsel for the Town of Eatonville Code Enforcement Board.

LAW CLERK, GOVERNMENT RELATIONS AND LOBBYING FIRM

Gazitua Letelier, P.A.
(February 2022 – December 2022)

Performed legal research on municipal resolutions and ordinances. Analyzed public policy, including proposed legislation and administrative rules, to determine the potential impact on clients. Supported clients in navigating the local procurement process.

LAW CLERK

Folds & Walker, LLC
(May 2021 – August 2021)

Drafted ordinances, resolutions, and city and departmental policies. Performed legal and factual research for impending litigation. Supported attorneys in preparing for quasi-judicial and judicial proceedings.

SKILLS

- Legal Research and Writing
- Document Review
- Contract Drafting
- Attention to Detail
- Statutory Interpretation
- Client Relationship Management

ABIGAYL OSBORNE-LIBORIO

ATTORNEY AT LAW Fla. Bar No. 1063226

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

Aosborne-liborio@shepardfirm.com

(407) 622-1772 ext. 126

Shepardfirm.com

EDUCATION

DWAYNE O. ANDREAS SCHOOL OF LAW AT BARRY UNIVERSITY, ORLANDO

Juris Doctorate, 2024

FLORIDA INTERNATIONAL UNIVERSITY

Bachelor of Science, Criminal Justice, 2017

EXPERIENCE

ASSOCIATE

Shepard, Smith, Hand & Brackins, P.A.

(February 2025 - Present)

Assists in the representation of municipal clients and private clients. Regularly prepares and reviews ordinances, resolutions, policies, contracts, leases, and other legal documents. Prepare litigation materials, including pleadings, discovery requests and correspondence.

LAW CLERK

Shepard, Smith, Hand & Brackins, P.A.

(August 2024 – February 2025)

Performed legal research on municipal resolutions and ordinances. Analyzed public policy, including proposed legislation and administrative rules, to determine the potential impact on clients. Supported clients in navigating the local procurement process.

LEGAL SECRETARY

Goren, Cherof, Doody & Ezrol P.A.

(June 2019 - December 2021)

Managed a high volume of litigation files, ensuring accurate and timely organization and retrieval of documents. Coordinated scheduling for court appearances, depositions, and other legal events, ensuring timely preparation and execution. Drafted and edited various legal documents, including pleadings, motions, and correspondence.

FILE CLERK/OFFICE ADMINISTRATOR ASSISTANT

Goren, Cherof, Doody & Ezrol P.A.

(January 2018-May 2019)

Maintained both physical and electronic filing systems, including organizing, sorting, and retrieving documents. Assisted Office Administrator with project management, calendar management and inventory control.

SKILLS

- Legal Research and Writing
- Document Review
- Contract Drafting
- Attention to Detail
- Statutory Interpretation
- Client Relationship Management

CLIFFORD B. SHEPARD

ATTORNEY AT LAW Fla. Bar No. 508799

BOARD CERTIFIED IN CITY, COUNTY & LOCAL GOVERNMENT LAW

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

cshepard@shepardfirm.com

(407) 622-1772 x. 101

Shepardfirm.com

EDUCATION

UNIVERSITY OF FLORIDA COLLEGE OF LAW
Juris Doctor, 1985

UNIVERSITY OF FLORIDA COLLEGE OF JOURNALISM
B.S. – Newswriting & Editing, 1981

EXPERIENCE

SHAREHOLDER/FOUNDER

Shepard, Smith, Hand & Brackins, P.A.
(2008 - PRESENT)

Counsels and represents private and public clients as general counsel and on specialized matters relating to local government law, charter review, real property, and civil litigation. Regularly prepares and reviews contracts, briefs, and other legal documents. Experience includes serving as:

- General Counsel for 2020 Orange County Charter Review Commission
- City Attorney for City of Maitland
- City Attorney for City of Apopka
- Town Attorney for the Town of Ponce Inlet
- Town Attorney for the Town of Eatonville
- Land Use Counsel for multiple public entities
- Litigation Counsel for multiple public and private entities
- General Counsel for Florida Redevelopment Association
- General Counsel for multiple Community Redevelopment Agencies
- Special Magistrate for the City of Kissimmee

ACTIVITIES + HONORS

- Florida Bar Board Certified in City County & Local Government Law
- Best Lawyers in America© – since 2018
- Florida Super Lawyer – *Law & Politics Magazine*, since 2006
- Florida Legal Elite – *Florida Trend Magazine*
- Martindale-Hubbell *Bar Register of Preeminent Lawyers®*
- Executive of the Year (2019) – Volusia League of Cities
- Certified Circuit Court and Appellate Mediator
- AV Rated – Martindale-Hubbell
- *Florida Bar Journal/News* Editorial Board - Chairman (’93-’94)
- Member - Orange County Bar Association
- Florida Academy of Professional Mediators

- Chairman – *Kids Beating Cancer* (1998 – 2005)
- Member - Land Planning Agency, City of Oviedo (1988-1990)
- Member - Community Associations Institute
- Teaching Fellow - University of Florida Appellate Advocacy Program

SEMINARS GIVEN

- "Charter Amendment Processes" – Sponsored by Florida Municipal Attorneys' Association
- "Florida Sunshine Law: The Law in Plain English" – Available on DVD
- "Sunshine and Social Media: Pitfalls for the Unwary" – Sponsored by The Florida Bar
- "It's a Mad, Mad, Ad World: Advertising Challenges for City Clerks" – Sponsored by the Florida Association for City Clerks
- "Ethics for Municipal Officials" – Sponsored by Florida League of Cities
- "CRA Basics" - Sponsored by Florida Municipal Attorneys' Association
- "*Strand v. Escambia County*: What now?" – Sponsored by the Florida Redevelopment Association
- "Special Districts in Florida" – Sponsored by Lorman
- "Spoliation of Evidence: An Ounce of Prevention" - Sponsored by LHBZH
- "Writing that Makes a Difference" - Sponsored by the Florida Bar

BAR MEMBERSHIPS

- Florida
- Tennessee
- District of Columbia Court of Appeals
- United States Supreme Court
- United States Court of Appeals - Eleventh Circuit
- United States District Court – Southern, Middle and Northern Districts of Florida
- United States Tax Court

D. ANDREW SMITH, III

ATTORNEY AT LAW Fla. Bar No. 0583650

BOARD CERTIFIED IN CITY, COUNTY & LOCAL GOVERNMENT LAW

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

dsmith@shepardfirm.com

(407) 622-1772 ext. 102

Shepardfirm.com

EDUCATION

WASHINGTON AND LEE UNIVERSITY SCHOOL OF LAW
Juris Doctor 2002

EXPERIENCE

SHAREHOLDER
Shepard, Smith, Hand & Brackins, P.A.
(2008 - Present)

Currently serves as City Attorney for the Cities of Flagler Beach and Edgewood, as Assistant City Attorney and Code Enforcement Prosecuting Attorney for the Cities of Maitland, Ponce Inlet, and Mount Dora, and as Code Enforcement Hearing Officer for the City of St. Cloud; has served as Special Counsel to the Cities of DeBary and Winter Springs; Special Litigation Counsel to the City of Eustis; and as Special Counsel and Charter Review Facilitator to the City of Winter Garden.

SHAREHOLDER
Langston, Hess, Bolton, Shepard & Augustine, P.A.
(2007 - 2008)

Served as Assistant City Attorney to the Cities of Maitland, Mount Dora, and Edgewood, Assistant Town Attorney to the Town of Ponce Inlet, and as Special Counsel to the City of Winter Garden.

ASSOCIATE
Langston, Hess, Bolton, Shepard & Augustine, P.A.
(2004 - 2007)

Served as Assistant City Attorney to the Cities of Maitland and Mount Dora, and Assistant Town Attorney to the Town of Ponce Inlet.

ASSOCIATE
Shepard Law Offices, P.A.
(2002 - 2004)

Served as Assistant City Attorney to the City of Maitland and Assistant Town Attorney to the Town of Windermere.

ACTIVITIES + HONORS

- Florida Bar Board Certified in City County & Local Government Law
- AV Rated – Martindale-Hubbell Legal Directory: 2012 - Present
- Florida Super Lawyers – Law & Politics Magazine: 2023, 2024
- Attorneys of the Year – Orlando Style Magazine: 2024
- Florida Super Lawyers Rising Star – Law & Politics Magazine: 2012 - 2016
- Member – Orange County Bar Association; City, County and Local Government Law Section of the Florida Bar; Environmental and Land Use Law Section of the Florida Bar; Florida Municipal Attorneys' Association
- That Others May Live Foundation, a private charity organized to provide scholarships, support, and aid to families of fallen and gravely injured United States Air Force Rescue Personnel
- Case Review Author – Washington and Lee University School of Law Environmental Law Journal: 2001 - 2002

SEMINARS GIVEN

- City of Flagler Beach Citizens Academy – "The Role of City Attorney," 2015, 2016, 2017, 2018, 2019, 2022, 2023, 2024, 2025
- Florida Association of Code Enforcement Officers – "Constitutional Issues," 2025
- Central Florida Code Enforcement Officers Association – "Constitutional Search and Seizure Protections and Best Practices," October 2019
- FLC University – "Building a Culture of Ethics," November 2011
- Lorman Education Services – "Special Districts in Florida," September 2006
- National Business Institute – "Comprehensive Planning," November 2005

ANDREW J. HAND

ATTORNEY AT LAW Fla. Bar No. 35859

BOARD CERTIFIED IN CITY, COUNTY & LOCAL GOVERNMENT LAW

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

ahand@shepardfirm.com

(407) 622-1772 ext. 104

Shepardfirm.com

EDUCATION

UNIVERSITY OF FLORIDA, LEVIN COLLEGE OF LAW
LL.M., Environmental and Land Use
2009

Juris Doctor (cum laude)
2006

EXPERIENCE

SHAREHOLDER

Shepard, Smith, Hand & Brackins, P.A.
(2008 - Present)

Representation regarding local government matters, land use, real property, CRAs, business, and litigation. Advised clients in all areas of law related to municipal government, drafted development documents, drafted municipal ordinances, provided extensive advice to local governments regarding Florida growth management law, provided advice to local governments regarding utilities, environmental issues, and provided advice regarding general municipal issues. Assisted clients in all aspects of business representation and complex commercial litigation. Assisted clients in commercial real estate closings, and advised clients regarding "green" development issues.

- City Attorney – City of Mount Dora, Florida
- City Attorney – City of Dunnellon, Florida
- City Attorney – City of Mascotte, Florida
- City Attorney – City of Webster, Florida
- Village Attorney – Village of Highland Park
- Florida Redevelopment Association – Asst. General Counsel
- Hearing Officer – Orange County, Florida

ADJUNCT PROFESSOR OF FLORIDA LAND USE LAW University of Florida, Frederic G. Levin College of Law

(2009)

Designed and taught an upper-level law course. Florida Land Use Law (LAW6930, Section 5457) is a "practitioner-oriented" course addressing land use law specific to the State of Florida. The course curriculum focuses on the necessity, history, and implementation of growth management controls in Florida and addresses county and municipal authority to regulate requirements mandated by Florida's Growth Management Act, comprehensive planning in Florida, zoning ordinances, creative land use controls, CRAs, CDDs, Florida takings law, and litigation relating to land use disputes.

EXPERIENCE (CONT.)

ASSOCIATE

Langston, Hess, Bolton, Shepard & Augustine, P.A.

(2007 - 2008)

Representation regarding local government matters, land use, real property, CRAs, business, and litigation.

EDUCATION

UNIVERSITY OF FLORIDA, FREDERIC G. LEVIN COLLEGE OF LAW

L.L.M. Environmental and Land Use Law, *May 2009*
Juris Doctor (cum laude), *December 2006*

UNIVERSITY OF FLORIDA, WARRINGTON COLLEGE OF BUSINESS

Master of Science in Real Estate, *May 2006*
B.S. Business Administration (cum laude), *May 2002*

ACTIVITIES + HONORS

- Orlando's Attorneys of the Year – Orlando Style Magazine: 2023
- Florida Super Lawyers Rising Star – Law & Politics Magazine: 2020
- Florida Bar Board Certified in City, County and Local Government Law
- LEED® AP (Leadership in Energy and Environmental Design Accredited Professional)
- Planning Award for Town of Marineland Unified Land Development Code – Awarded by American Planning Association, Florida Chapter

SEMINARS GIVEN

- Florida Redevelopment Association - "CRA: What you Need to Know" (October 2016)
- University of Florida, Levin College of Law, Marine and Coastal Law - "Dark Sky Legislation by Local Governments" (March 2010)
- Florida Brownfields Association - "Brownfields & Green Development" (November 2009) Moderator
- University of Florida, Levin College of Law Conservation Clinic - "A Normative Analysis of Transferable Development Rights in Florida and their Role in Takings Analysis" (April 2009)

RYAN G. KNIGHT

ATTORNEY AT LAW Fla. Bar No. 91503

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

CONTACT

rknight@shepardfirm.com

(407) 622-1772 x. 111

Shepardfirm.com

EDUCATION

FLORIDA COASTAL SCHOOL OF LAW
Juris Doctor
2011

EXPERIENCE

SENIOR ASSOCIATE
Shepard, Smith, Hand & Brackins, P.A.
(June 2023 - PRESENT)
Attorney for the Town of Melbourne Beach and Special Magistrate for the City of Edgewater; Representation of all the firm's municipal clients, Condominium/HOA Associations, and representation of clients in commercial and complex litigation.

PARTNER
Boyd & Jenerette, P.A.
(August 2021-Janaury 2022)

SENIOR ASSOCIATE
(August 2018 – August 2021)
Perform all aspects of complex construction defect litigation as lead attorney representing contractors in both public and private construction arenas for projects including condominiums, multi-family and single-family housing, and commercial construction projects. Advised clients on risk management and legal compliance issues. Representation includes clients with exposure in excess of four million dollars and cases in excess of twenty million dollars as lead attorney.

ASSOCIATE
Law Offices of Jack D. Evans
(September 2013 – August 2018)
Litigated insurance defense cases as lead counsel including premises liability, automobile liability, and construction defect litigation.

ASSISTANT PUBLIC DEFENDER – FELONY DIVISION
Office of Public Defender, 7th Judicial Circuit
(2012 - 2013)
Trial experience includes ten jury selections, six jury trials and three bench trials as first-chair attorney and additional four jury trials as second-chair attorney. Responsible for all aspects of misdemeanor and felony trial including: direct/cross examination, opening/closing arguments, introduction of evidence, admissibility of evidence, impeachment and trial objections. Managed caseload of over 150 cases before the Honorable David H. Foxman and Honorable Michael Hutchinson.

APPENDIX B
Licenses to do Business in the State of Florida & W-9 Form

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 5000-1057048

5000 LAW FIRM $30.00 5 EMPLOYEE(S)

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SHEPARD CLIFFORD B - DIRECTOR

SHEPARD SMITH HAND & BRACKINS P.A
SHEPARD CLIFFORD B - DIRECTOR
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY 1[illegible]
E - MAITLAND - 32751

Paid 33.00 07/11/2008

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 5000-1057048

5000 LAW FIRM $30.00 5 EMPLOYEE(S)

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

SHEPARD CLIFFORD B - DIRECTOR

SHEPARD SMITH HAND & BRACKINS P.A
SHEPARD CLIFFORD B - DIRECTOR
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY 1
E - MAITLAND - 32751

Paid $ 33.00 07/11/2008

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

BUSINESS LICENSE CERTIFICATE

Business Tax Receipt

Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Business Location: 2300 MAITLAND CTR PKWY 100
MAITLAND , FL 32751
Owner:
License Number: 7438
Issued Date: 9/30/2024
Expiration Date: 9/30/2025
Type Of Business: Legal Services

Business Type(s): 922130 Legal Counsel and Prosecution
Mailing Address: 2300 MAITLAND CTR PKWY #100
MAITLAND, FL 32751
License Type: BTR
Classification: Business Tax Reciept
Fees Paid: $161.99

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-06[illegible]

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SHEPARD CLIFFORD B

SHEPARD SMITH HAND & BRACKINS P A
SHEPARD CLIFFORD B
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

2300 MAITLAND CENTER PKWY 1[illegible]
E - MAITLAND - 32751
0508799

Paid 33.00 09/30/2005

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-0604892

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SHEPARD CLIFFORD B

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

SHEPARD SMITH HAND & BRACKINS P A
SHEPARD CLIFFORD B
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

2300 MAITLAND CENTER PKWY 1[illegible]
E - MAITLAND - 32751
0508799

Paid $ 33.00 09/30/2005

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE

Business Tax Receipt

Issued To: **SHEPARD, SMITH, HAND & BRACKINS, P.A.**

Mailing Address: 2300 MAITLAND CTR PKWY 100
MAITLAND, FL 32751

License Number: 5174
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 508799
License Holder Name: SHEPARD, CLIFF
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-06

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SMITH III D ANDREW

SHEPARD SMITH HAND & BRACKINS P A
SMITH III D ANDREW
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

2300 MAITLAND CENTER PKWY -
E - MAITLAND - 32751
0583650

Paid 33.00 09/30/2005

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-0604893

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SCOTT RANDOLPH TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

SMITH III D ANDREW

SHEPARD SMITH HAND & BRACKINS P A
SMITH III D ANDREW
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

2300 MAITLAND CENTER PKWY -
E - MAITLAND - 32751
0583650

Paid $ 33.00 09/30/2005

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE
Business Tax Receipt

Issued To: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Mailing Address: 2300 MAITLAND CTR PKWY 100 MAITLAND, FL 32751
License Number: 5175
Issued Date: 9/30/2024
Expiration Date: 9/30/2025
License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 583650
License Holder Name: SMITH, DREW
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

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TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1057049

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

HAND ANDREW J

SHEPARD SMITH HAND & BRACKINS P A
HAND ANDREW J
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY 1-
E - MAITLAND - 32751
0035859

Paid 33.00 07/11/2008

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1057049

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

HAND ANDREW J

SHEPARD SMITH HAND & BRACKINS P A
HAND ANDREW J
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY 1-
E - MAITLAND - 32751
0035859

Paid $ 33.00 07/11/2008

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE

Business Tax Receipt

Issued To: SHEPARD, SMITH, HAND & BRACKINS, P.A.

Mailing Address: 2300 MAITLAND CTR PKWY 100
MAITLAND, FL 32751

License Number: 7437
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 35859
License Holder Name: HAND, ANDREW J.
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

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TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1178149

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

BRACKINS A PATRICK

SHEPARD SMITH HAND & BRACKINS P A
BRACKINS PATRICK A
2300 MAITLAND CENTER PKWY
SUITE 100
MAITLAND. FL 32751

2300 MAITLAND CENTER PKWY 1
E - MAITLAND - 32751
027520

Paid 33.00 11/16/2016

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1178149

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

BRACKINS A PATRICK

SHEPARD SMITH HAND & BRACKINS P A
BRACKINS PATRICK A
2300 MAITLAND CENTER PKWY
SUITE 100
MAITLAND. FL 32751

2300 MAITLAND CENTER PKWY 1
E - MAITLAND - 32751
027520

Paid $ 33.00 11/16/2016

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE

Business Tax Receipt

Issued To: SHEPARD, SMITH, HAND & BRACKINS, P.A.

Mailing Address: 2300 MAITLAND CENTER PKWY 100
MAITLAND, FL 32751

License Number: 11649
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 27520
License Holder Name: BRACKINS, PATRICK A.
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1239683

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

KNIGHT RYAN GARRETT

SHEPARD SMITH HAND & BRACKINS P A
KNIGHT RYAN GARRETT
2300 MAITLAND CENTER PKWY STE 100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY 1-
E - MAITLAND - 32751
91503

Paid 33.00 06/27/2023

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1239683

3002 ATTORNEY $30.00 0

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

KNIGHT RYAN GARRETT

SHEPARD SMITH HAND & BRACKINS P A
KNIGHT RYAN GARRETT
2300 MAITLAND CENTER PKWY STE 100
MAITLAND, FL 32751

2300 MAITLAND CENTER PKWY -
E - MAITLAND - 32751
91503

Paid $ 33.00 06/27/2023

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE
Business Tax Receipt

Issued To: SHEPARD, SMITH, HAND & BRACKINS, P.A.

Mailing Address: 2300 Maitland Center Prky Suite 100 Suite 100
Maitland, FL 32751

License Number: PBTR-022340-2023
Issued Date: 9/30/2024
Expiration Date: 9/30/2025

License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 91503
License Holder Name: Ryan G. Knight
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-124[illegible]

3002 ATTORNEY $30.00 0

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

NEW HOLLI RAY

SHEPARD SMITH HAND & BRACKINS P A
NEW HOLLI RAY
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

2300 MAITLAND CENTER PKWY 1[illegible]
E - MAITLAND - 32751
1047287

Paid 33.00 10/11/2023

Tax Collector Scott Randolph — Local Business Tax Receipt — Orange County, Florida

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2025 **EXPIRES** **SEPTEMBER 30, 2025** 3002-1241821

3002 ATTORNEY $30.00 0

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

TOTAL TAX $ 33.00
PREVIOUSLY PAID $ 33.00
TOTAL DUE $ 0.00

NEW HOLLI RAY

2300 MAITLAND CENTER PKWY 1[illegible]
E - MAITLAND - 32751
1047287

SHEPARD SMITH HAND & BRACKINS P A
NEW HOLLI RAY
2300 MAITLAND CENTER PKWY #100
MAITLAND, FL 32751-5647

Paid $ 33.00 10/11/2023

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE
Business Tax Receipt

Issued To: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Mailing Address: 2300 Maitland Center Prky Suite 100 Suite 100 Maitland, FL 32751
License Number: PBTR-022637-2023
Issued Date: 9/30/2024
Expiration Date: 9/30/2025
License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $16.20

State Regulatory Number: 1047287
License Holder Name: Holli R. New
Business Name: SHEPARD, SMITH, HAND & BRACKINS, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

2026 **EXPIRES** **SEPTEMBER 30, 2026** 3002-1253900

3002 LAWYER PROVIDING LEGAL SE $45.00

TOTAL TAX	$	45.00
PREVIOUSLY PAID	$	45.00
TOTAL DUE	$	0.00

OSBORNE-LIBORIO ABIGAYLE

SHEPARD, SMITH, HAND & BRACKINS, P.A
2300 MAITLAND CENTER PKWY STE 100
MAITLAND, FL 32751-7410

2300 MAITLAND CENTER PKWY S-
E - MAITLAND - 32751
1063226

Paid $ 45.00 INT-25-00783719 07/23/2025

Tax Collector Scott Randolph **Local Business Tax Receipt** **Orange County, Florida**

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. **Delinquent penalty is added October 1.**

2026 **EXPIRES** **SEPTEMBER 30, 2026** 3002-1253900

3002 LAWYER PROVIDING LEGAL SE $45.00

TOTAL TAX	$	45.00
PREVIOUSLY PAID	$	45.00
TOTAL DUE	$	0.00

OSBORNE-LIBORIO ABIGAYLE

SHEPARD, SMITH, HAND & BRACKINS, P.A
2300 MAITLAND CENTER PKWY STE 100
MAITLAND, FL 32751-7410

2300 MAITLAND CENTER PKWY S-
E - MAITLAND - 32751
1063226

Paid $ 45.00 INT-25-00783719 07/23/2025

SCOTT RANDOLPH, TAX COLLECTOR • ORANGE COUNTY, FLORIDA •

This receipt is official when validated by the Tax Collector.

MAITLAND FLORIDA

City of Maitland
1776 Independence Lane, Maitland, FL 32751
(407)539-6248

PROFESSIONAL LICENSE CERTIFICATE

Business Tax Receipt

Issued To: **SHEPARD, SMITH, HAND & BRACKINS, P.A.**

Mailing Address: 2300 Maitland Center Prky Suite 100 Suite 100
Maitland, FL 32751

License Number: PBTR-024514-2025
Issued Date: 7/2/2025
Expiration Date: 9/30/2025

License Type: PBTR
Classification: Professional Business Tax Receipt
Fees Paid: $4.08

State Regulatory Number: 1063226
License Holder Name: Abigayle Osborne-Liborio
Business Name: Shepard, Smith, Hand & Brackins, P.A.
Occupational List: Attorney

NOT VALID UNLESS SIGNED BY CITY OFFICIAL

The person, firm, or corporation named above is hereby granted this receipt for fees paid to the City of Maitland for the business described above for the period indicated. Granting of this receipt does not entitle the holder to operate or maintain a business in violation of law or ordinance. The City of Maitland does not guarantee the qualifications of the holder of this receipt.

TO BE POSTED IN A CONSPICUOUS PLACE

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Shepard, Smith, Hand & Brackins, P.A.

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) _____

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) _____

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any) _____

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any) _____

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions ☐

5 Address (number, street, and apt. or suite no.). See instructions.

2300 Maitland Center Pkwy, Ste 100

Requester's name and address (optional)

6 City, state, and ZIP code

Maitland, FL 32751

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

3	2	–	0	2	4	2	5	5	7

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** Edna L. Rosen **Date** 1/3/25

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

APPENDIX C
List of Public Sector Clients 5 years

CLIENT LIST

Client Name	Position	Duration
Apopka	City Attorney	2014-2022, 2023-present
Avon Park	CRA Attorney	2024-present
Clermont	Code Enforcement Officer	2022-present
Dade City	City Attorney	2023-present
Davenport	*City Attorney*	*2017-2020*
Dunnellon	City Attorney	2013-present
Eatonville	Town Attorney	2022-present
Edgewater	Special Magistrate	2025-present
Edgewood	City Attorney	2008-present
Flagler Beach	City Attorney	2008-present
Florida Redevelopment Association	General Counsel	2010-present
Fort Myers	CRA Attorney	2023-present
Highland Park	Village Attorney	2023-present
Howey-in-the-Hills	*Special Magistrate*	*2022*
Jacksonville Beach	CRA Attorney & General Counsel	2011-present
Kissimmee	Special Magistrate	2021-present
Lake Wales	CRA Attorney	2024-present
Maitland	City Attorney	1998-present
Mascotte	City Attorney	2008-present
Melbourne Beach	Town Attorney	2024-present
Mount Dora	City Attorney	2008-2016, 2023-present
New Smyrna Beach	*Special Counsel*	*2019-2024*
Ocala	*Special Counsel*	*2022-2023*
Orange County	Officer	2020-present
Orlando	Hearing Officer	2018-present
Ormond Beach	*Special Counsel*	*2023-2024*
Palm Coast	*Special Counsel*	*2020*
Pensacola	CRA Attorney	2024-present
Ponce Inlet	Town Attorney	2008-present
Port Richey	*Special Counsel*	*2020-2022*
Saint Cloud	Special Magistrate	2015-present
Sebring	CRA Attorney	2022-present
Tampa	CRA Attorney	2024-present
Webster	City Attorney	2025-present
Winter Garden	*Special Counsel*	*2008,2015,2016,2019,2023-2024*
Winter Park Housing Authority	General Counsel	2018-current
Winter Springs	Special Counsel	2021-2022

APPENDIX D
Sample Billing Invoices for Public Sector Clients

Edna Rosen

From: Victoria Pedane <vpedane@howey.org>
Sent: Wednesday, August 13, 2025 3:49 PM
To: Edna Rosen
Subject: Re: Howey-In-The-Hills RFP 2025-006

Good afternoon Edna,

Thank you for reaching out. A representative sample will suffice. I confirmed this with the Town Manager, and he advised that you may use your best judgment and discretion in determining the number of invoices to include.

Best,

Victoria Pedane
Executive Assistant to the Office of the Town Manager
Town of Howey-in-the-Hills
101 N. Palm Avenue | P.O. Box 128 |Howey-in-the-Hills, FL 34737
Town Hall 352-324-2290
vpedane@howey.org | www.howey.org

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from the Town of Howey-in-the-Hills regarding public business are public records available to the public and media upon request. Your e-mail communications may be subject to public disclosure. If you do not want your e-mail address released in response to a public records request, contact this office by phone. If you are NOT the intended recipient, be advised that you have received this e-mail in error and that any use, dissemination, forwarding, printing, or copying of this e-mail is strictly prohibited.
Confidentiality Notice: This message and any attachments are for the sole use of the intended recipient(s) and may contain confidential and privileged information that is exempt from public disclosure. Any unauthorized review, use, disclosure, or distribution is prohibited. If you have received this message in error, please contact the sender and then destroy all copies of the original message.

From: Edna Rosen <erosen@shepardfirm.com>
Sent: Wednesday, August 13, 2025 1:13 PM

To: Victoria Pedane <vpedane@howey.org>
Cc: Patrick Brackins <pbrackins@shepardfirm.com>
Subject: Howey-In-The-Hills RFP 2025-006

Caution: This email originated from outside the organization. DO NOT CLICK links or open attachments unless you recognize the sender and know the content is safe.

Good Afternoon,
We are interested in submitting a proposal in regards to the above reference RFP and had a question.
The request asks for

“Copies of billing invoices for all public sector clients for the last 12 months in accordance with public records laws”.

Since 80% of our clients fall under that category, this would result in 1,200-3,000 pages, or more, just to fulfill this item of the RFP.
Would a sampling of invoices suffice, in this instance?
Please let me know how you would like us to proceed in order to comply with this portion of the RFP.

Thank you.

EDNA ROSÉN | OFFICE MANAGER/ACCOUNTANT

SHEPARD, SMITH,
HAND & BRACKINS, P.A.
2300 MAITLAND CENTER PKWY, STE 100
MAITLAND, FL 32751
OFFICE: 407.622.1772 x109
FAX: 407.326.3349
SHEPARDFIRM.COM

DISCLAIMER:
The information transmitted is intended only for the person or entity to which it is addressed and contains confidential and/or privileged materials protected under the Attorney-Client Privilege. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon, this information by persons or entities other than the intended recipient is prohibited. If you received this in error, please contact the sender and delete the material from any computer.

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

INVOICE

Shepard, Smith, Hand & Brackins, P.A.
2300 Maitland Center Parkway, Suite 100
Maitland, FL 32751

Invoice #: 25591
Date: 07-31-2025

City of Maitland

Matter Number:080022 - City of Maitland - General Counsel - Local Government

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	AOL	Review, analyze and provide comments re: documents received from FLOC re: Live local act and amendments effective July 1, 2025	0.80	225.00	$180.00
07-01-25	AOL	Email correspondence to DAS re: live local act 2025 amendments	0.10	225.00	$22.50
07-01-25	AOL	Email correspondence to FLOC re: live local act documents and 2025 amendments	0.10	225.00	$22.50
07-01-25	DAS	Review election qualifying amendment ordinance	0.40	250.00	$100.00
07-01-25	DAS	Receive and review memo and research materials from AOL re: live local process and ensuring compliance	0.80	250.00	$200.00
07-01-25	DAS	Review Valencia College Education Services Agreement; reply to Shannon Lewis re: same	1.20	250.00	$300.00
07-01-25	DAS	Receive and review research materials from HN re: special service charges for public records requests; forward same to Lori Hollingsworth	0.60	250.00	$150.00
07-01-25	AOL	Receive and review email correspondence from Lori Hollingsworth re: Ordinance Enacting New City Code - Recodification	0.10	225.00	$22.50
07-07-25	DAS	Telephone conference with Lori Hollingsworth re: records requests; review forwarded email re: same	0.30	250.00	$75.00

07-07-25	DAS	Receive and review email from Lori Hollingsworth re: request to tour offices	0.10	250.00	$25.00
07-08-25	DAS	Telephone conference with Shannon Lewis re: HVAC contract	0.30	250.00	$75.00
07-09-25	DAS	Review and revise ordinance adopting new general codification of Code; telephone conference with Lori Hollingsworth re: same; send explanatory email re: revisions	0.80	250.00	$200.00
07-09-25	CBS	Email Correspondence: RE: New City Code	0.10	250.00	$25.00
07-09-25	DAS	Receive and review email from Lori Hollingsworth re: PRR; telephone conference re: same	0.20	250.00	$50.00
07-11-25	DAS	Exchange emails with Lori Hollingsworth re: new platting statute	0.20	250.00	$50.00
07-12-25	CBS	Email Correspondence: Clayton property	0.10	250.00	$25.00
07-12-25	CBS	Email Correspondence: Clayton property	0.10	250.00	$25.00
07-14-25	CBS	Email Correspondence: FW: Draft Reimbursement Agreement RE Maitland ILA Payments	0.10	250.00	$25.00
07-14-25	CBS	Email Correspondence: RE: Draft Reimbursement Agreement RE Maitland ILA Payments	0.10	250.00	$25.00
07-14-25	CBS	Prepare for and attend council meeting	1.00	250.00	$250.00
07-17-25	CBS	Email Correspondence: Live Local Exemption	0.10	250.00	$25.00
07-17-25	CBS	Email Correspondence to HRN re: Live Local Exemption	0.10	250.00	$25.00
07-17-25	HRN	Email Correspondence: from CBS re: Live Local Exemption	0.10	225.00	$22.50
07-17-25	HRN	Analyze statutory amendments re: Live Local Act; prepare email analysis to CBS re: same	2.00	225.00	$450.00
07-28-25	DAS	Review agenda package	0.50	250.00	$125.00
07-28-25	DAS	Attend Council meeting	0.80	250.00	$200.00

Services Subtotal: $2,695.00

Subtotal	$2,695.00
Total	$2,695.00
Payment	$0.00
Balance Owing	$2,695.00

Please make all amounts payable to: Shepard, Smith, Hand & Brackins, P.A.

To pay by credit card or debit card, please use the link below.
https://secure.lawpay.com/pages/shepardfirm/operating

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

INVOICE

Shepard, Smith, Hand & Brackins, P.A.
2300 Maitland Center Parkway, Suite 100
Maitland, FL 32751

Invoice #: 25458
Date: 07-15-2025

City of Mount Dora
510 Baker Street
Mount Dora, FL 32757

Matter Number:230152 - City of Mount Dora - General
Matter Name:City of Mount Dora

Services

Date	Atty	Description	Quantity	Rate	Total
06-17-25	PAB	Prepare for City Council and CRA meetings; confer with Clerk and CM	1.40	215.00	$301.00
06-17-25	PAB	Attend City Council and CRA meeting	3.00	215.00	$645.00
06-19-25	PAB	Confer with AJH re JPA, public records matters, and other City issues	0.20	215.00	$43.00
06-19-25	AJH	Confer w/ PB re: City business	0.30	215.00	$64.50
06-20-25	PAB	Confer with City Manager re agenda	0.40	215.00	$86.00
06-23-25	PAB	Email Correspondence: Receive, analyze and reply to email from Adam Sumner re exemptions	0.10	215.00	$21.50
06-27-25	PAB	Confer with Mr. Sandersfeld re City issues; continue analyzing procedure strategy	0.70	215.00	$150.50
06-30-25	AJH	Confer w/ PAB re: City business	0.30	215.00	$64.50
06-30-25	PAB	Confer with AJH re City issues and outstanding matters	0.10	215.00	$21.50

06-30-25	HRN	Phone conference with Steve Langly re: ATT Water Tower Lease Agreements and Florida Central Railroad License Agreements; confer with PAB re: Request Approval: Florida Central Railroad License Agreements; prepare follow-up email to Steve Langly re: same	0.50	175.00	$87.50
06-30-25	PAB	Receive and analyze email and photographs re Thrill Hill	0.10	215.00	$21.50
07-01-25	PAB	Confer with Mr. Sandersfeld re multiple City issues	0.50	215.00	$107.50
07-01-25	PAB	Prepare for and attend City Council meeting	3.30	215.00	$709.50
07-02-25	PAB	Confer with City Manager re City issues and JPA	0.10	215.00	$21.50
07-02-25	PAB	Confer with AJH re City issues	0.20	215.00	$43.00
07-03-25	PAB	Confer with Mr. Sumner re City issues	0.10	215.00	$21.50
07-03-25	AJH	Review and analyze correspondence re: agenda draft	0.30	215.00	$64.50
07-09-25	HRN	Email Correspondence: from PAB re: Resolution 2025-32, Adopting the Vision Zero Safety Action Plan	0.10	175.00	$17.50
07-10-25	PAB	Receive, analyze and reply to email from CM re potentially fraudulent invoice sent to the City	0.20	215.00	$43.00
07-11-25	AJH	Review and analyze resolution re: millage	0.30	215.00	$64.50
07-11-25	AJH	Review analysis re: resident rates	0.30	215.00	$64.50
07-12-25	HRN	Begin reviewing and revising Resolution Adopting the Vision Zero Safety Action Plan; confer with PAB re: same	1.10	175.00	$192.50
07-14-25	HRN	Continue reviewing and revising Resolution Adopting the Vision Zero Safety Action Plan; phone conference with Johnny Reynolds re: same; send follow-up email to Johnny Reynolds re: same	0.40	175.00	$70.00
07-15-25	PAB	Attend City Council meeting; meet with City Manager re multiple issues; conduct two separate one on ones re code enforcement	1.50	215.00	$322.50
07-15-25	HRN	Continue revising Resolution Adopting the Vision Zero Safety Action Plan	1.30	175.00	$227.50
07-15-25	PAB	Prepare for City Council meeting	0.40	215.00	$86.00

Services Subtotal: $3,562.00

Subtotal	$3,562.00
Total	$3,562.00
Payment	$0.00
Balance Owing	$3,562.00

Trust Account Balance $0.00

Operating Retainer Account Balance $0.00

Total Matter Balance $3,562.00

Tax ID #32-0242557
Payable upon receipt. Please remit payment to: Shepard, Smith, Hand & Brackins, P.A.. To pay by credit card, debit card or eCheck please use the link below.

https://secure.lawpay.com/pages/shepardfirm/operating

SHEPARD, SMITH, HAND & BRACKINS, P.A.
ATTORNEYS & COUNSELORS AT LAW

INVOICE

Shepard, Smith, Hand & Brackins, P.A.
2300 Maitland Center Parkway, Suite 100
Maitland, FL 32751

Invoice #: 25599
Date: 07-31-2025

Dade City

Matter Number:230048 - Dade City - Police
Matter Name:Dade City - Police

Services

Date	Atty	Description	Quantity	Rate	Total
07-08-25	AOL	Receive and review email correspondence from PAB re: Child Abduction Response Team Mutual Aid Agreement	0.10	200.00	$20.00
07-10-25	AOL	Email correspondence to PAB re: Child Abduction Response Team Mutual Aid Agreement	0.10	200.00	$20.00
07-14-25	AOL	Review and analyze Child Abduction Response Team (CART) Mutual Aid Agreements (MAA); review and analyze City charter, code, and applicable statutes re: powers and duties	1.90	200.00	$380.00
07-14-25	AOL	Email correspondence to PAB re: review of Child Abduction Response Team Mutual Aid Agreement	0.10	200.00	$20.00
07-17-25	AOL	Confer with PAB re: comments on Child Abduction Response Team (CART) Mutual Aid Agreements (MAA)	0.20	200.00	$40.00
07-17-25	PAB	Confer with AOL re Child Abduction policy agreement	0.20	200.00	$40.00
07-17-25	PAB	Analyze MAA agreement and revise acceptance format	0.20	200.00	$40.00
07-17-25	PAB	Email Correspondence: Prepare email to CM re MAA for child abductions	0.20	200.00	$40.00
07-17-25	AOL	Email correspondence to PAB re: review of Child Abduction Response Team Mutual Aid Agreement	0.10	200.00	$20.00

07-17-25	AOL	Receive and review email correspondence from Marieke vanErven re: Child Abduction Response Team Mutual Aid Agreement	0.10	200.00	$20.00

Services Subtotal: $640.00

Matter Number:230049 - Dade City - Police - RPO
Matter Name:Dade City - Police - RPO

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	AOL	Email correspondence to KT re: service of Spainer RPO	0.10	200.00	$20.00
07-01-25	AOL	Receive, review, and respond to email correspondence from DG re: affidavit of service and final hearing; review document re: same (Spainer)	0.30	200.00	$60.00
07-01-25	AOL	Confer with PAB re: final RPO Hearing (Spainer)	0.20	200.00	$40.00
07-01-25	PAB	Confer with AOL re hearing prep	0.10	200.00	$20.00
07-02-25	AOL	Email correspondence to DG re: joint stip and contacting Respondent re: same	0.10	200.00	$20.00
07-02-25	AOL	Receive, review, and respond to email correspondence from JA re: Joint Stip and Spainer RPO	0.20	200.00	$40.00
07-02-25	AOL	Receive, review, and respond to email correspondence from DG re: Spainer RPO and offer of joint stipulation	0.20	200.00	$40.00
07-02-25	AOL	Confer with PAB re: Spainer RPO and offer of Joint stip	0.30	200.00	$60.00
07-02-25	AOL	Email correspondence to DG re: scheduling conference call with Officer Bridgmon re: Spainer RPO	0.10	200.00	$20.00
07-02-25	AOL	Draft Spanier Joint stipulation and Final RPO	1.50	200.00	$300.00
07-02-25	PAB	Confer with AOL re RPO hearing and joint stipulation	0.30	200.00	$60.00
07-02-25	AOL	Draft Notice of Filing Joint Stipulation	0.10	200.00	$20.00
07-02-25	PAB	Receive, analyze and reply to email from AOL with joint stipulation	0.10	200.00	$20.00
07-02-25	AOL	Email correspondence to PAB transmitting drafted Joint Stipulation and Final RPO	0.10	200.00	$20.00
07-02-25	AOL	Receive and review email correspondence from PAB Re: drafted Joint Stipulation and Final RPO	0.10	200.00	$20.00
07-02-25	AOL	Email correspondence to Respondent re: joint stipulation	0.10	200.00	$20.00

07-03-25	AOL	Receive and review email correspondence from KT re: message from Spanier not agreeing to terms of stipulation	0.10	200.00	$20.00
07-03-25	AOL	Receive, review, and respond to email correspondence from KT re: Sergeant Shireman attending final hearing	0.20	200.00	$40.00
07-03-25	AOL	Telephone call with Sergeant Shireman re: Spanier Final RPO hearing and related matters	0.20	200.00	$40.00
07-03-25	AOL	Confer with DG re: Final Hearing and confirmation of same for Spanier RPO	0.10	200.00	$20.00
07-03-25	AOL	Receive and review email correspondence from DG re: Final Hearing (Spanier RPO)	0.10	200.00	$20.00
07-03-25	AOL	Receive and review email correspondence from Judicial Assistant re: Final Hearing (Spanier RPO)	0.10	200.00	$20.00
07-03-25	PAB	Confer with Abby re RPO contested hearing litigation strategy	0.10	200.00	$20.00
07-03-25	AOL	Confer with Respondent re: offer of Joint stipulation and Final RPO	0.20	200.00	$40.00
07-03-25	AOL	Email correspondence to JA re: proceeding with 7/7/25 final hearing	0.10	200.00	$20.00
07-03-25	AOL	Email correspondence to Officer Bridgmon re: Final Hearing on 7/7/25	0.10	200.00	$20.00
07-03-25	AOL	Draft proposed order on Final RPO (Spanier)	0.30	200.00	$60.00
07-03-25	AOL	Telephone call with Officer Bridgmon re: Final Hearing for Spanier RPO	0.30	200.00	$60.00
07-03-25	AOL	Email correspondence to Officer Bridgmon re: change in courtroom for final hearing	0.10	200.00	$20.00
07-06-25	AOL	Review petition and related documents; prepare for hearing and witness testimony	1.40	200.00	$280.00
07-07-25	PAB	Conference/meeting with AOL re RPO hearing	0.10	200.00	$20.00
07-07-25	PAB	Confer with AOL following hearing and litigation strategy	0.20	200.00	$40.00
07-07-25	AOL	Receive and review order denying Spanier RPO	0.10	200.00	$20.00
07-07-25	AOL	Attend final hearing on Spanier RPO	0.50	200.00	$100.00
07-07-25	AOL	Confer with PAB re: Spanier RPO final hearing	0.30	200.00	$60.00
07-07-25	AOL	Email correspondence to Chief Tungate re: Order denying Final RPO (Spanier)	0.10	200.00	$20.00
07-07-25	AOL	Receive and review email correspondence from Chief Tungate re: returning firearms to Spanier	0.10	200.00	$20.00

Services Subtotal: $1,740.00

Matter Number:230050 - Dade City - Human Resources
Matter Name:Dade City - Human Resources

Services

Date	Atty	Description	Quantity	Rate	Total
07-10-25	PAB	Prepare email to Ms. Dison re interview process	0.10	200.00	$20.00
07-11-25	PAB	Confer with Terri Dison re agenda	0.20	200.00	$40.00

Services Subtotal: $60.00

Matter Number:230051 - Dade City - City Manager
Matter Name:Dade City - City Manager

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	PAB	Receive, analyze, and reply to email from CM re hiring process for chief of police	0.10	200.00	$20.00
07-01-25	PAB	Receive, analyze and reply to emails re selection process for Chief	0.20	200.00	$40.00
07-01-25	PAB	Confer with City Manager and Jeff Mandel re department issues	0.80	200.00	$160.00
07-02-25	PAB	Confer with Ms. vanErven re City issues multiple times	0.50	200.00	$100.00
07-02-25	PAB	Prepare email to and send message to AOL re contract amendment	0.20	200.00	$40.00
07-02-25	PAB	Conference/meeting with City Manager re City issues	0.40	200.00	$80.00
07-02-25	AOL	Confer with PAB re: Amendment to contract with Traffic control products of Florida	0.10	200.00	$20.00
07-02-25	AOL	Receive, review, and respond to email correspondence from Marieke vanEvren re: Amendment to contract with Traffic control products of Florida	0.20	200.00	$40.00
07-02-25	AOL	Receive and review email correspondence from PAB re: Amendment to contract with Traffic control products of Florida	0.10	200.00	$20.00
07-02-25	AOL	Review Traffic Control Products contract; draft amendment to contract; confer with HN re: same	2.20	200.00	$440.00
07-02-25	PAB	Receive and analyze amendment to contract; analyze email to CM and prepare email to CM re same	0.20	200.00	$40.00

07-08-25	PAB	Confer with City Manager re City Commission meeting	0.30	200.00	$60.00
07-08-25	PAB	Conference/meeting with City Manager re agenda, noise, audit, and budget	0.30	200.00	$60.00
07-08-25	HRN	Confer with PAB re: AGE piggyback corrections; amend agreement and send to Marieke vanErven	0.40	200.00	$80.00
07-08-25	HRN	Email Correspondence: from PAB re: AGE agreement	0.10	200.00	$20.00
07-08-25	PAB	Conference/meeting with CM re agenda	0.10	200.00	$20.00
07-08-25	PAB	Prepare email to CM and Holli New AGE contract: Confer with HN	0.20	200.00	$40.00
07-09-25	PAB	Analyze ethical issue; contact Florida Bar Ethics Hotline; contact Florida Commission on Ethics and speak with staff attorney;	3.40	200.00	$680.00
07-15-25	PAB	Confer with City Manager re multiple matters	0.20	200.00	$40.00
07-16-25	PAB	Receive and analyze FLC impact analysis of SB 180; forward to City departments and CM	0.20	200.00	$40.00
07-20-25	PAB	Conference/meeting with City Manager re multiple issues	0.70	200.00	$140.00
07-22-25	PAB	Confer with City Manager re City Commission meeting	0.10	200.00	$20.00
07-22-25	PAB	Confer with City Manager re multiple issues: examine subordination agreement, prepare emails re same; receive and analyze emails re audit and Florida commerce; prepare emails re same	1.50	200.00	$300.00
07-23-25	PAB	Confer with City Manager re finance issues	0.10	200.00	$20.00
07-30-25	AOL	Receive, review, and respond to email correspondence from Marieke vanErven re: review of Aqualis contract	0.20	200.00	$40.00
07-30-25	AOL	Email correspondence to HN re: review of Aqualis contract and indemnification provision	0.10	200.00	$20.00
07-30-25	AOL	Receive, review and respond to email correspondence from HN re: review of Aqualis contract; review comments re: same	0.30	200.00	$60.00
07-30-25	AOL	Email correspondence to Marieke vanEvren re: review of Aqualis contract and suggested changes	0.10	200.00	$20.00
07-30-25	AOL	Review public records act; review and provide comments re: Aqualis contract	1.00	200.00	$200.00
07-30-25	HRN	Receive and review email from Marieke vanErven re: Aqualis Master Service Agreement; confer with AOL re: same; review contract and prepare follow-up email to AOl re: same	0.80	200.00	$160.00

07-31-25	AOL	Receive and review email correspondence from Marieke vanEvren re: review of Aqualis contract and suggested changes	0.10	200.00	$20.00

Services Subtotal: $3,040.00

Matter Number:230052 - Dade City - City Commission/Commissioners
Matter Name:Dade City - City Commission/Commissioners

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	PAB	Confer with Commissioner Church re City issues and agenda; confer with City Manager re same	0.40	200.00	$80.00
07-01-25	PAB	Conference with Mayor Black re City Commission agenda and City issues	0.40	200.00	$80.00
07-02-25	PAB	Confer with Mayor Pro Tem re City issues	0.20	200.00	$40.00
07-02-25	PAB	Confer with Commissioner Cosentino re City issues	0.40	200.00	$80.00
07-08-25	PAB	Conference/meeting with Mayor Black re noise and audit	0.20	200.00	$40.00
07-09-25	PAB	Confer with AJH and DAS re mandatory reporting obligations under Chapter 112 and Fla Bar Rules	0.20	200.00	$40.00
07-10-25	PAB	Receive, analyze and reply to email from Commissioner Shive re recent CM applicant	0.20	200.00	$40.00

Services Subtotal: $400.00

Matter Number:230053 - Dade City - Community Development - General Services
Matter Name:Dade City - Community Development - General Services

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	PAB	Receive, analyze and revise Subdivider Agreements for Hill Top Point II and Highland Trails Phase 1	0.50	200.00	$100.00
07-02-25	PAB	Confer with Ms. Ralston re Planning Board meeting	0.10	200.00	$20.00
07-08-25	PAB	Receive and analyze emails between Ms. Ralston and Ms. Salmieri re LDRs	0.20	200.00	$40.00
07-08-25	PAB	Conference/meeting with Ms. Salmieri re LDR updates	0.20	200.00	$40.00
07-08-25	PAB	Confer with Ms. Ralston re planning issues	0.10	200.00	$20.00

07-14-25	PAB	Exchange emails with applicant and Ms. Ralston; prepare email to applicant's counsel; confer with Ms. Ralston	0.20	200.00	$40.00
07-15-25	PAB	Prepare email to SVII counsel and Ms. Ralston re monthly meeting, moving it to different date	0.10	200.00	$20.00
07-17-25	PAB	Prepare for and attend conference with Ms. Ralston re: West Hill Estates; Contingent USA Agreements; SVII USA and Construction Plans; Crosswinds; LDR updates; and Timber Ridge USA	0.80	200.00	$160.00
07-21-25	PAB	Prepare for and attend meeting with Crosswinds Development team; exchange messages with Ms. Johnson; prepare email to Ms. Johnson and development team at Crosswinds	0.80	200.00	$160.00
07-29-25	PAB	Prepare for and attend conference with Ms. Salmieri, Ms. Ralston and Ms. vanErven	1.40	200.00	$280.00

Services Subtotal: $880.00

Matter Number:230054 - Dade City - Finance

Matter Name:Dade City - Finance

Services

Date	Atty	Description	Quantity	Rate	Total
07-02-25	PAB	Confer with Ryan Knight re TBRPL contract	0.10	200.00	$20.00
07-08-25	PAB	Exchange emails with auditor re meeting	0.20	200.00	$40.00
07-14-25	PAB	Receive and analyze email from Mr. Altman; confer with Mr. Altman re emergency procurement	0.20	200.00	$40.00
07-14-25	PAB	Receive and analyze emergency procurement for finance department; confer with Mr. Altman; confer with City Manager; exchange emails with auditor	1.00	200.00	$200.00
07-15-25	PAB	Email Correspondence: Receive and analyze email from Auditor re new trial balance and additional information needed from finance department	0.10	200.00	$20.00
07-15-25	PAB	Receive, analyze, and reply to email chain re DOGE response letter	0.10	200.00	$20.00
07-15-25	PAB	Receive and analyze email from auditor re back up data; prepare email to City Manager	0.10	200.00	$20.00
07-15-25	PAB	Receive, analyze and reply to email from Mr. Altman re Doge, confer with City Manager	0.20	200.00	$40.00
07-15-25	PAB	Email Correspondence: Receive, analyze and reply to email from Finance Department re response to DOGE request	0.10	200.00	$20.00
07-16-25	PAB	Email Correspondence: Receive, analyze and reply to email from Mayor Black re DOGE request	0.10	200.00	$20.00

07-16-25	PAB	Receive, analyze and reply to multiple emails re TBRPC contract; prepare emails to RGK and staff	0.30	200.00	$60.00
07-16-25	PAB	Email Correspondence: Receive and analyze email from TBRPC re Vulnerablity Study contract	0.10	200.00	$20.00
07-16-25	PAB	Analyze TBRPC contract; contact Mr. Altman re finalizing	0.10	200.00	$20.00
07-16-25	PAB	Confer with Mr. Altman re statutory notice	0.10	200.00	$20.00
07-16-25	PAB	Confer with Mr. Altman re statutory notice	0.10	200.00	$20.00
07-18-25	PAB	Email Correspondence: Receive, analyze and reply to email from Pete Altman re CRA audit and catch up for the general and 2023-2024 audit	0.20	200.00	$40.00
07-18-25	PAB	Conference/meeting with Helen Painter re progress, time line and needs for scope of services	0.40	200.00	$80.00
07-18-25	PAB	Analyze needs and policies for scope of services	0.30	200.00	$60.00
07-19-25	PAB	Receive, analyze and revise DOGE extension request; review request and FLOC recommended response	0.50	200.00	$100.00
07-20-25	PAB	Review multiple emails between auditor and finance director; prepare for call with CM	0.20	200.00	$40.00
07-22-25	PAB	Email Correspondence: Prepare email to Ms. Painter and City Manager re scope of services	0.10	200.00	$20.00
07-23-25	PAB	Receive, analyze and reply to email from Mr. Altman re stormwater refund DCBC	0.10	200.00	$20.00
07-24-25	PAB	Analyze scope of services for finance procurement	0.20	200.00	$40.00
07-29-25	PAB	Receive and analyze DOGE response letter; confer with Mr. Altman re same and budget	0.20	200.00	$40.00
07-29-25	PAB	Prepare email re basis of emergency/non-competitive procurement and scope of services; analyze policies and procedures	0.90	200.00	$180.00

Services Subtotal: $1,200.00

Matter Number:230055 - Dade City - Public Works General Legal

Matter Name:Public Works General Legal

Services

Date	Atty	Description	Quantity	Rate	Total
07-16-25	RGK	Email Correspondence: Emails with Tina Mauriello RE: Technical Assistance for Dade City Vulnerability assessment	0.10	200.00	$20.00

07-16-25	RGK	Email Correspondence: Emails with Peter Altman RE: Technical Assistance for Dade City Vulnerability assessment	0.20	200.00	$40.00
07-16-25	RGK	Revise Agreement between City and Tampa Bay Regional Planning Council Re vulnerability study	0.70	200.00	$140.00
07-16-25	RGK	Phone conference with Peter Altman and Tina Muriello Re City and TBRPC agreement	0.30	200.00	$60.00
07-16-25	RGK	Email Correspondence: Emails with Peter Altman RE: Technical Assistance for Dade City Vulnerability assessment and Clean Copy of Agreement	0.10	200.00	$20.00
07-17-25	RGK	Phone conference with Amy Bidwell Re City Grant Work Plan and Agreement with TBRPC	0.20	200.00	$40.00
07-17-25	PAB	Receive, analyze and reply to email from Paul Katrek re Splash Pad acquisition; prepare email to Ed Barfield; confer with Ms. vanErven; confer with Ed Barfield	0.40	200.00	$80.00
07-17-25	RGK	Phone conference with Peter Altman Re DEP Agreement with City for TBRPC agreement	0.10	200.00	$20.00
07-18-25	RGK	Email Correspondence: Email from Amy Bidwell RE: 25PLN09 - City of Dade City Grant Work Plan; Review changes to Grant Work Plan to be submitted to DEP	0.20	200.00	$40.00
07-18-25	RGK	Email Correspondence: Emails with Peter Altman and Tina Muriello RE: 25PLN09 - City of Dade City Grant Work Plan	0.20	200.00	$40.00

Services Subtotal: $500.00

Matter Number:230057 - Dade City - City Clerk - Public Records Requests
Matter Name:Dade City - City Clerk - Public Records Requests

Services

Date	Atty	Description	Quantity	Rate	Total
07-29-25	PAB	Confer with CM and RGK re PRR transcript redactions	0.20	200.00	$40.00
07-30-25	RGK	Review and redact exempt information from transcripts of IA investigation for public records request.	3.20	200.00	$640.00
07-30-25	RGK	Review and redact exempt information from transcripts of IA investigation for public records request.	3.20	200.00	$640.00

Services Subtotal: $1,320.00

Matter Number:230058 - Dade City - Attending City Commission Meetings
Matter Name:Dade City - Attending City Commission Meetings

Services

Date	Atty	Description	Quantity	Rate	Total
07-08-25	PAB	Prepare for CRA and City Commission meetings	0.70	200.00	$140.00
07-08-25	PAB	Continue preparing for CRA and Commission meeting; exchange emails with CM re agreements and Planning re same; confer with City Manager re same	2.20	200.00	$440.00
07-08-25	PAB	Attend city Council and CRA meeting, confer with Maier after meeting	2.70	200.00	$540.00
07-22-25	PAB	Prepare for meeting; confer with Mayor Black; confer with City Manager	1.40	200.00	$280.00
07-22-25	PAB	Attend City Commission meeting	2.40	200.00	$480.00

Services Subtotal: $1,880.00

Matter Number:230059 - Dade City - Other Advisory Boards
Matter Name:Dade City - Other Advisory Boards

Services

Date	Atty	Description	Quantity	Rate	Total
07-02-25	PAB	Begin preparing for meeting	0.40	200.00	$80.00
07-02-25	PAB	Analyze McKeen-Chaff proposal and statutes	0.60	200.00	$120.00
07-02-25	PAB	Finalize preparations for Planning Board meeting	0.50	200.00	$100.00
07-02-25	PAB	Attend Planning Board meeting	3.40	200.00	$680.00

Services Subtotal: $980.00

Matter Number:230060 - Dade City - General Litigation
Matter Name:Dade City - General Litigation

Services

Date	Atty	Description	Quantity	Rate	Total
07-02-25	PAB	Confer with Pete Altman re CRA litigation and audit	0.20	250.00	$50.00
07-07-25	PAB	Prepare email to auditor re outstanding items	0.10	250.00	$25.00
07-08-25	PAB	Conference/meeting with Pete Altman re audit	0.20	250.00	$50.00
07-08-25	PAB	Analyze litigation strategy re Petition for Enforcement and service of process	0.50	250.00	$125.00
07-08-25	PAB	Prepare for and attend meeting with auditor, Mr. Altman, city manager, and Mayor Black	0.80	250.00	$200.00

07-14-25	PAB	Email Correspondence: Prepare email to Attorney General's Office re petition for enforcement	0.10	250.00	$25.00
07-16-25	PAB	Conference/meeting with Mr. Altman re status of audit	0.10	250.00	$25.00
07-16-25	PAB	Receive and analyze email from AG re time to complete the audit	0.10	250.00	$25.00
07-17-25	PAB	Email Correspondence: Prepare email to Helen Painter re audit status and CRA lawsuit	0.10	250.00	$25.00
07-18-25	PAB	Email Correspondence: Receive, analyze and reply to email from auditor re CRA audit and litigation	0.10	250.00	$25.00
07-18-25	PAB	Email Correspondence: Prepare email to AG office re audits	0.10	250.00	$25.00
07-18-25	PAB	Receive and analyze multiple emails re audit; consider response to petition for enforcement	0.20	250.00	$50.00
07-18-25	PAB	Email Correspondence: Receive, analyze and reply to email from AG's office re status of petition for enforcement	0.20	250.00	$50.00
07-22-25	PAB	Receive, analyze and reply to email from Finance Director re audit completion for CRA; reply with request for audit and email to the state to provide to the AG's office	0.10	250.00	$25.00
07-22-25	PAB	Email Correspondence: Prepare email to City Commission re dismissal of CRA petition	0.10	250.00	$25.00
07-22-25	PAB	Email Correspondence: Receive and analyze email from Assistant General Counsel re CRA Audit Petition	0.10	250.00	$25.00
07-23-25	PAB	Receive and analyze notice of voluntary dismissal; correspond with AG for Florida Commerce; receive and analyze email from CM to Commission (this matter is closed)	0.20	250.00	$50.00

Services Subtotal: $825.00

Matter Number:230067 - Dade City - Code Enforcement
Matter Name:Dade City - Code Enforcement

Services

Date	Atty	Description	Quantity	Rate	Total
07-10-25	PAB	Prepare for and attend conference with Interim Chief, CM, Mayor Black, Code Enforcement and resident re noise complaints	2.00	200.00	$400.00

Services Subtotal: $400.00

Matter Number:230068 - Dade City - Parrish Grove Landfill
Matter Name:Dade City - Parrish Grove Landfill

Services

Date	Atty	Description	Quantity	Rate	Total
07-01-25	PAB	Receive and analyze email update from Mr. Barfield re offer/counteroffer; confer with Mr. Barfield	0.20	200.00	$40.00
07-08-25	PAB	Confer with Ms. vanErven re landfill negotiations and FDEP	0.10	200.00	$20.00

Services Subtotal: $60.00

Matter Number:230071 - Dade City - Outside Counsel Litigation Monitoring
Matter Name:Dade City - Outside Counsel Litigation Monitoring

Services

Date	Atty	Description	Quantity	Rate	Total
07-10-25	PAB	Receive, analyze and reply to email from Mr. Daiganault re scheduling conference	0.10	200.00	$20.00
07-11-25	PAB	Conference/meeting with Terri Dison re corporate rep	0.10	200.00	$20.00
07-11-25	PAB	Receive and analyze email from outside counsel regarding false arrest claim	0.10	200.00	$20.00
07-14-25	PAB	Prepare for and attend conference call with outside counsel re litigation strategy for Larry matter	1.00	200.00	$200.00
07-15-25	PAB	Email Correspondence: Receive, analyze and reply to email from outside counsel re Larry matter	0.10	200.00	$20.00
07-15-25	PAB	Email Correspondence: Receive and analyze email from outside counsel re Larry matter	0.10	200.00	$20.00
07-15-25	PAB	Analyze new details re Larry matter; confer with DAS re litigation strategy; confer with City Manager	0.50	200.00	$100.00
07-15-25	PAB	Email Correspondence: Prepare email to Interim Chief Tungate and outside counsel re Larry matter	0.20	200.00	$40.00
07-15-25	PAB	Receive, analyze, and reply to email from Chief Tungate re Larry matter	0.10	200.00	$20.00
07-16-25	PAB	Email Correspondence: Receive, analyze and reply to email from Interim Chief Tungate and outside counsel re meeting	0.10	200.00	$20.00
07-16-25	PAB	Receive, analyze and reply to email from Interim Chief and Outside Counsel	0.10	200.00	$20.00
07-16-25	PAB	Prepare for meeting with Chief and outside counsel re Larry matter	0.20	200.00	$40.00

07-16-25	PAB	Prepare for and attend conference call with outside counsel and Chief Tungate	0.50	200.00	$100.00
07-17-25	PAB	Receive and analyze email from outside counsel re Williams matter; reply to email	0.10	200.00	$20.00
07-17-25	PAB	Email Correspondence: Receive, analyze and reply to email from Ms. Dison re outside counsel's request re Williams matter	0.10	200.00	$20.00

Services Subtotal: $680.00

Date	Payment Method	No	Amount
08-13-25	Check	EFT payment #63	$596.18
08-13-25	Check	EFT payment #63	$1,620.86
08-13-25	Check	EFT payment #63	$55.89
08-13-25	Check	EFT payment #63	$2,831.85
08-13-25	Check	EFT payment #63	$372.61
08-13-25	Check	EFT payment #63	$819.75
08-13-25	Check	EFT payment #63	$372.61
08-13-25	Check	EFT payment #63	$55.89
08-13-25	Check	EFT payment #63	$633.44
08-13-25	Check	EFT payment #63	$1,117.84
08-13-25	Check	EFT payment #63	$465.77
08-13-25	Check	EFT payment #63	$1,229.62
08-13-25	Check	EFT payment #63	$1,751.28

08-13-25	Check	EFT payment #63	$912.90
08-13-25	Check	EFT payment #63	$768.51

Subtotal	$14,605.00
Total	$14,605.00
Payment	$13,605.00
Write-Off	$1,000.00
Balance Owing	$0.00

Trust Account Balance $0.00

Operating Retainer Account Balance $0.00

Tax ID #32-0242557
Payable upon receipt. Please remit payment to: Shepard, Smith, Hand & Brackins, P.A.. To pay by credit card, debit card or eCheck please use the link below.

https://secure.lawpay.com/pages/shepardfirm/operating

APPENDIX E
Insurance

THE HARTFORD
BUSINESS SERVICE CENTER
3600 WISEMAN BLVD
SAN ANTONIO TX 78251

August 19, 2025

For Informational Purposes
2300 MAITLAND CENTER PKWY STE 100
MAITLAND FL 32751-7410

Account Information:

Policy Holder Details :	**SHEPARD, SMITH, HAND & BRACKINS, P.A.**

Contact Us

Need Help?

Chat online or call us at

(866) 467-8730.

We're here Monday - Friday.

Enclosed please find a Certificate Of Insurance for the above referenced Policyholder. Please contact us if you have any questions or concerns.

Sincerely,

Your Hartford Service Team

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 08/19/2

Item 13.

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOL 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 SUBROGATIONIS 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).

PRODUCER	CONTACT NAME:	
NORTHEAST AGENCIES INC/PHS 01210619 The Hartford Business Service Center 3600 Wiseman Blvd San Antonio, TX 78251	PHONE (A/C, No, Ext): (866) 467-8730	FAX (A/C, No):
	E-MAIL ADDRESS:	

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC#
SHEPARD, SMITH, HAND & BRACKINS, P.A. 2300 MAITLAND CENTER PKWY STE 100 MAITLAND FL 32751-7410	INSURER A : Sentinel Insurance Company Ltd.	11000
	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

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 INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/Y YYY)	LIMITS	
A	COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR [X] General Liability [ ] GEN'L AGGREGATE LIMIT APPLIES PER: [ ] POLICY [ ] PRO-JECT [X] LOC [ ] OTHER:			01 SBA AZ4207	08/01/2025	08/01/2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$2,000,000 $1,000,000 $10,000 $2,000,000 $4,000,000 $4,000,000
A	**AUTOMOBILE LIABILITY** [ ] ANY AUTO [ ] ALL OWNED AUTOS [ ] SCHEDULED AUTOS [X] HIRED AUTOS [X] NON-OWNED AUTOS [ ]			01 SBA AZ4207	08/01/2025	08/01/2026	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$2,000,000
A	[X] **UMBRELLA LIAB** [X] OCCUR **EXCESS LIAB** [ ] CLAIMS-MADE [ ] DED [X] RETENTION $ 10,000			01 SBA AZ4207	08/01/2025	08/01/2026	EACH OCCURRENCE AGGREGATE	$4,000,000 $4,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY 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	

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

Those usual to the Insured's Operations.

CERTIFICATE HOLDER

For Informational Purposes
2300 MAITLAND CENTER PKWY STE 100
MAITLAND FL 32751-7410

CANCELLATION

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

Susan L. Castaneda

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THE HARTFORD
BUSINESS SERVICE CENTER
3600 WISEMAN BLVD
SAN ANTONIO TX 78251

August 18, 2025

SHEPARD, SMITH, HAND & BRACKINS, P.A.
2300 MAITLAND CENTER PKWY STE 100
MAITLAND FL 32751-7410

Account Information:

Policy Holder Details :	**SHEPARD, SMITH, HAND & BRACKINS, P.A.**

Contact Us

Need Help?
Chat online or call us at
(866) 467-8730.
We're here Monday - Friday.

Enclosed please find a Summary Of Insurance for the above referenced Policyholder. Please contact us if you have any questions or concerns.

Sincerely,

Your Hartford Service Team

THE HARTFORD

August 18, 2025

Account Policy Information:

Agency Name	GILLMAN INSURANCE INC
Agency Code	20260650

Recipient Information

SHEPARD, SMITH, HAND & BRACKINS, P.A.
2300 MAITLAND CENTER PKWY STE 100
MAITLAND FL 32751-7410

SUMMARY OF INSURANCE

Account Policy Recap	Policy Number	Policy Term	Premium
Worker's Compensation Hartford Fire and Its P&C Affiliates	20 WEC LO3369	08/28/2025 to 08/28/2026	$1,903

Worker's Compensation Summary of Insurance
with
Hartford Fire and Its P&C Affiliates
A member company of The Hartford

08/28/2025 - 08/28/2026

Policy Detail: Worker's Compensation
Policy States: MT
FL
TX

Location 1 Premises Address:
2300 MAITLAND CENTER PKWY STE 100
MAITLAND FL 32751

Location 2 Premises Address:
678 DOULEE DRIVE
BOZEMAN MT 59718

Location 3 Premises Address:
3418 HILLDALE PT
SAN ANTONIO TX 78261

Location 4 Premises Address:
7121 AVES ST
FORT WORTH TX 76179-4909

Worker's Compensation Coverages:

Employer's Liability Limits	**Limit**
Disease - Policy Limit	$500,000
Bodily Injury – Accident	$500,000
Disease - Each Employee	$500,000

Class/Payroll Detail	Class Description	Class Code	Payroll
Location 2 - MT	LAW OFFICE - ALL EMPLOYEES & CLERICAL MESSENGERS, DRIVERS	8820	$93,000
Location 3 - TX	ATTORNEY-ALL EMPLOYEES & CLERICAL, MESSENGERS, DRIVERS	8820	$81,800

Summary of Insurance (Continued)

Location 1 - FL	LAW OFFICE - ALL EMPLOYEES & CLERICAL MESSENGERS, DRIVERS	8820	$786,100
Location 4 - TX	ATTORNEY-ALL EMPLOYEES & CLERICAL, MESSENGERS, DRIVERS	8820	$77,900

This Summary and its attachments provides a high level overview of policy coverages and does not include all conditions, limitations or exclusions. Please refer to the actual policy forms for detailed coverages, limits and deductibles.

TRAVELERS

Travelers 1st Choice+®

LAWYERS PROFESSIONAL LIABILITY COVERAGE DECLARATIONS

POLICY NO. 107835820

Travelers Casualty and Surety Company of America
Hartford, Connecticut
(A Stock Insurance Company, herein called the Company)

IMPORTANT NOTE: This is a claims-made policy. To be covered, a claim must be first made against an insured during the policy period or any applicable extended reporting period. The limit of liability available to pay settlements or judgments will be reduced, and may be exhausted, by defense expenses.
Please read the policy carefully.

ITEM 1	**NAMED INSURED**: SHEPARD, SMITH, HAND & BRACKINS, P.A. DBA: Principal Address: 2300 MAITLAND CENTER PKWY STE 100 MAITLAND, FL 32751-7410
ITEM 2	**POLICY PERIOD:** Inception Date: May 09, 2025 Expiration Date: May 09, 2026 12:01 A.M. local time both dates at the Principal Address stated in ITEM 1.

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ITEM 3	ALL NOTICES PURSUANT TO THE POLICY MUST BE SENT TO THE COMPANY BY EMAIL, FACSIMILE, OR MAIL AS SET FORTH BELOW: Email: BSIclaims@travelers.com Fax: 1-888-460-6622 Mail: Travelers Bond & Specialty Insurance Claim P.O. Box 2989 Hartford, CT 06104-2989 Overnight Mail: Travelers Bond & Specialty Insurance Claim One Tower Square, MN06 Hartford, CT 06183 For questions related to claim reporting or handling, please call 1-800-842-8496.
ITEM 4	COVERAGE INCLUDED AS OF THE INCEPTION DATE IN ITEM 2: Lawyers Professional Liability Coverage
ITEM 5	PROFESSIONAL LIABILITY COVERAGE LIMITS

Professional Services and Network and Information Security Offenses		
Coverage Limits:	$5,000,000	for each **Claim**; not to exceed
	$5,000,000	for all **Claims**
Publishing and Non-profit Services		
Coverage Limits:	$500,000	for each **Claim**; not to exceed
	$500,000	for all **Claims**
Deductible:	$5,000	each **Claim**
	N/A	all **Claims**
Retroactive Date:	N/A	
Knowledge Date:	May 09, 2023	

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ITEM 6	ADDITIONAL BENEFITS LIMITS: Crisis Event Expenses Limits: $10,000 for each **Crisis Event** $30,000 for all **Crisis Events** Disciplinary or Regulatory Proceeding Expenses Limits: $25,000 for each **Disciplinary or Regulatory Proceeding** $50,000 for all **Disciplinary or Regulatory Proceedings**
ITEM 7	PREMIUM FOR THE POLICY PERIOD: $XXXXXXXX Policy Premium
ITEM 8	OPTIONAL EXTENDED REPORTING PERIODS: Additional Premium Percentage: / Additional Months: 125% / 12 185% / 24 200% / 36 250% / 60 300% / Unlimited
ITEM 9	FORMS AND ENDORSEMENTS ATTACHED AT ISSUANCE: AFE-19038-1119; LPL-1001-1108; LPL-2002-0117; PTC-2035-0117; PTC-1001-1108; PTC-2008-1108; PTC-19006-0315; PTC-2067-0411; PTC-3009-1214

The Declarations, the Professional Liability Terms and Conditions, the Professional Liability Coverage, and any endorsements attached thereto, constitute the entire agreement between the Company and the Insured.

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IN WITNESS WHEREOF, the Company has caused this policy to be signed by its authorized officers.

President

Corporate Secretary

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PROPOSAL FOR

TOWN ATTORNEY SERVICES

FOR THE

TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

BY

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Lead Attorneys: **Nancy Stuparich, Esq.**
Gretchen R. H. "Becky" Vose[‡]
Wade C. Vose, Esq.[†‡]

Address: **324 W. Morse Blvd.**
Winter Park, Florida 32789

Contact Info: **Gretchen R. H. "Becky" Vose, Esq.**[†]
407-448-0111
bvose@voselaw.com

RFQ No. **RFQ 2025-006**
Legal Services for Town Council of the Town of Howey-in-the-Hills, FL

Due Date: **July 22, 2025 at 2:00 P.M.**

[†] *Wade Vose – Board Certified in City, County and Local Government Law*

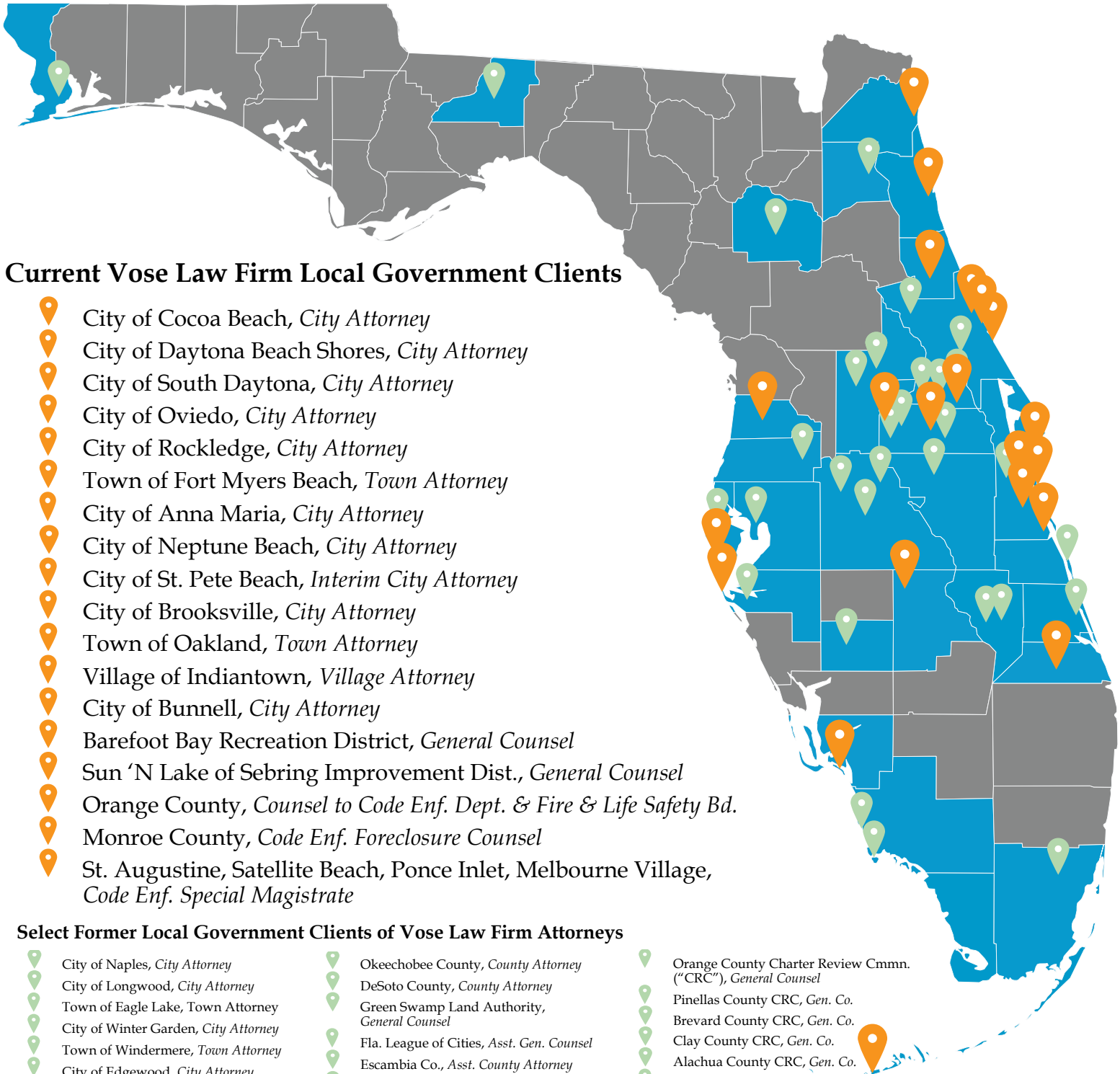
THE FLORIDA BAR · BOARD CERTIFIED · CITY, COUNTY & LOCAL GOVERNMENT LAW

[‡] *Wade Vose and Becky Vose Rated AV Preeminent by Martindale-Hubbell*

Martindale-Hubbell AV PREEMINENT Peer Rated for Highest Level of Professional Excellence 2024

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Current & Former Local Government Clients



Current Vose Law Firm Local Government Clients

- City of Cocoa Beach, *City Attorney*
- City of Daytona Beach Shores, *City Attorney*
- City of South Daytona, *City Attorney*
- City of Oviedo, *City Attorney*
- City of Rockledge, *City Attorney*
- Town of Fort Myers Beach, *Town Attorney*
- City of Anna Maria, *City Attorney*
- City of Neptune Beach, *City Attorney*
- City of St. Pete Beach, *Interim City Attorney*
- City of Brooksville, *City Attorney*
- Town of Oakland, *Town Attorney*
- Village of Indiantown, *Village Attorney*
- City of Bunnell, *City Attorney*
- Barefoot Bay Recreation District, *General Counsel*
- Sun 'N Lake of Sebring Improvement Dist., *General Counsel*
- Orange County, *Counsel to Code Enf. Dept. & Fire & Life Safety Bd.*
- Monroe County, *Code Enf. Foreclosure Counsel*
- St. Augustine, Satellite Beach, Ponce Inlet, Melbourne Village, *Code Enf. Special Magistrate*

Select Former Local Government Clients of Vose Law Firm Attorneys

- City of Naples, *City Attorney*
- City of Longwood, *City Attorney*
- Town of Eagle Lake, Town Attorney
- City of Winter Garden, *City Attorney*
- Town of Windermere, *Town Attorney*
- City of Edgewood, *City Attorney*
- City of St. Cloud, *City Attorney*
- Town of Pierson, *Town Attorney*
- City of Deltona, *City Attorney*
- City of Dade City, *City Attorney*
- Sem. Co. Supv. of Elect., *Gen. Counsel*
- Okeechobee County, *County Attorney*
- DeSoto County, *County Attorney*
- Green Swamp Land Authority, *General Counsel*
- Fla. League of Cities, *Asst. Gen. Counsel*
- Escambia Co., *Asst. County Attorney*
- City of Marco Island, *Planning Board Atty*
- Town of Indian River Shores, *Special Land Use Counsel*
- City of Miami Lakes, *Asst. City Attorney*
- Sem. Co. Tax Coll., *Outside Counsel*
- City of Ft. Pierce, *Special Invest. Counsel*
- Orange County Charter Review Cmmn. ("CRC"), *General Counsel*
- Pinellas County CRC, *Gen. Co.*
- Brevard County CRC, *Gen. Co.*
- Clay County CRC, *Gen. Co.*
- Alachua County CRC, *Gen. Co.*
- N. Lake County Hospital Board of Trustees, *General Counsel*
- City of Bradenton, *Charter Review Counsel*
- Lake Co., Hillsborough Co., *VAB Magistrate*
- Hillsborough Co., *VAB Magistrate*
- Lake County, *Land Use Special Magistrate*

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VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

July 21, 2025

Mayor, Mayor Pro Tem and Town Councilors
Town of Howey-in-the-Hills
101 N. Palm Ave.
Howey-in-the-Hills, FL 34737

Re: Proposal for Town Attorney Services for the Town of Howey-in-the Hills, Florida

Dear Mayor, Mayor Pro Tem and Town Councilors:

It is with pleasure that Vose Law Firm LLP submits this proposal to provide Town Attorney Services for the Town of Howey-in-the-Hills. The Vose Law Firm is a statewide local government firm with eight local government attorneys with our primary office in downtown Winter Park. **We currently serve as City/Town/Village Attorney for thirteen (13) municipalities** – Daytona Beach Shores, South Daytona, Oviedo, Cocoa Beach, St. Pete Beach, Neptune Beach, Anna Maria, Rockledge, Brooksville, Bunnell, Indiantown, Oakland, and Fort Myers Beach. Lead attorneys for Howey-in-the-Hills would be Nancy Stuparich (designated as "Primary Town Attorney", who lives in Clermont), Becky Vose, Wade Vose and Paul Waters. These lead attorneys are our most experienced, collectively having over 120 years of experience representing governments.

Our law firm is unique. Unlike virtually all other local government law firms, our law firm* only *represents local governments.

Our firm does not represent developers or clients that sue governments. We will never be put in the awkward (and damaging) position of appearing one day before a judge espousing pro-developer policies and on the next day espousing contrary policies. We are loyal to our local government clients and will do nothing to damage their interests.

Fixed fee billing – including litigation – providing budgetary certainty, unlimited access to best local government legal talent available!

Our firm typically serves its governmental clients on a fixed fee, all-inclusive basis **– including litigation.** To our knowledge, we are the only local government firm in Florida that includes litigation in its fixed fees. In that way, the interests of our firm are *always* aligned with our client's interests. Unlike some firms that essentially "make their money when their clients get in trouble", we have a financial incentive to keep our clients "out of trouble." But when litigation occurs or is proactively needed, we immediately step in,

take aggressive actions that resolve our client's problems in a quick and favorable manner. **Our flat fee arrangement, proposed *significantly under budget*, would provide budgetary certainty to the Town of Howey-in-the-Hills as to Town Attorney expenses, *including litigation*, while providing unlimited access to the best local government legal talent available.**

24/7/365 Availability!

Our attorneys are available 24/7/365. If one or more of our attorneys are ill or on vacation, the other equally qualified attorneys of our firm are ready, willing, and able to step up and provide legal services as needed. Utilizing our firm as Town Attorney is truly the equivalent of an in-house multi-attorney legal department with paralegal support, without the expenses that would otherwise be associated with such a legal department. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we!**

The attorneys of our firm will truly become a part of the Town of Howey-in-the-Hills!

The attorneys of the Vose Law Firm have realized over the years that a flat fee arrangement results in more frequent contact between the attorneys on one side, and the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by government staff. The end result of having the municipality's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum.

The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems. The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, desire, commitment, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney at an affordable price. We would be honored and thrilled to provide Town Attorney services for the Town of Howey-in-the-Hills, and the attorneys of the Vose Law Firm are ready, willing and able to take over the representation of the Town as soon as asked to do so.

Sincerely,

Wade C. Vose, Esq.
Managing Partner

VOSE LAW FIRM'S EXPERIENCE AND QUALIFICATIONS

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Brief History and Introduction to the Vose Law Firm

The Vose Law Firm has deep roots in local government law. Our founder, Becky Vose, began her career as an Assistant City Attorney for Orlando in 1973 after graduating number 1 in her law school class at the University of Florida, and has continued consistently representing local governments through the present day. From those five decades of experience, we've learned that issues that affect one of our local government clients frequently affect many of them. Our attorneys work in a collegial fashion in which we consistently share best practices and innovate ways to best serve our local government clients. **Our firm specializes in Local Government Law, and we *only* represent governmental agencies.**

Over the decades, our attorneys have provided legal counsel to **over one hundred (100) Florida local governmental entities**, including holding the position and **serving as City Attorney, Town Attorney, Village Attorney, County Attorney, and General Counsel for over thirty (30) different Florida local governments**. Our firm is **rated AV Preeminent** by Martindale-Hubbell, and our firm has been listed in the Bar Register of Preeminent Lawyers.

A list of our current local government clients and selected former clients of firm attorneys can be found on the **Map of Current and Former Local Government Clients on Page 2** of this Proposal, and in the section entitled **Specific Municipal and other Local Government Experience by Topic**, running from **Page 19 through Page 33** of this Proposal.

The attorneys of our firm (all of whom are Members in Good Standing of the Florida Bar) are Wade Vose, Becky Vose, Nancy Stuparich, Paul Waters, Garrett Olsen, Stephanie Velo, Chloe Berryman, and Tayor Simonds. Our firm was originally created in 1985 as Gretchen R. H. Vose, P.A., and morphed through several different names and corporate forms. The firm is now known as Vose Law Firm LLP.

We currently serve as City Attorney, Town Attorney, or Village Attorney for thirteen (13) municipalities throughout the State of Florida. We currently serve as City/Town/Village Attorney for **Daytona Beach Shores, South Daytona, Cocoa Beach, St. Pete Beach, Oviedo, Neptune Beach, Anna Maria, Rockledge, Brooksville, Bunnell, Indiantown, Oakland,** and **Fort Myers Beach**. We also serve as General Counsel to two large independent special districts, and we provide specialized legal services to Monroe County (the "Florida Keys"), Orange County, and Pinellas County.

Lead attorneys for Howey-in-the-Hills would be Nancy Stuparich, Wade Vose, Becky Vose, and Paul Waters. Nancy Stuparich would be the designated "Town Attorney". Becky Vose, Wade Vose and Paul Waters will be the lead back-up attorneys. These lead attorneys are the most experienced of all the attorneys of our firm, collectively having over 120 years of experience representing governments. A short summary of the local government experience of our lead attorneys follows, and complete information about their experience is included in their resumes set forth later in this Proposal.

Partner Nancy Stuparich has been practicing law for 37 years and is the current **Town Attorney for the Town of Fort Myers Beach**. Nancy formerly served as **City Attorney for the City of Naples, City Attorney for Dade City, Town Attorney for the Town of Oakland, City Attorney for the City of Brooksville, County Attorney for DeSoto County, Assistant County Attorney for Escambia County, and Assistant General Counsel to the Florida League of Cities.** Nancy is both a **lawyer and a planner** with a Masters Degree in Urban and Regional Planning from Florida State University, and a Masters Degree in Public Administration. She is also **Certified as a Labor Relations Professional by the Florida Public Employers Labor Association, and she is designated an FRA-Redevelopment Professional by the Florida Redevelopment Association.**

Wade Vose is the managing partner of the Vose Law Firm and has continuously practiced local government law for the last 21 years. Wade is Board Certified by the Florida Bar in City, County and Local Government Law, and is rated AV Preeminent by Martindale-Hubbell. Wade serves as City Attorney for the City of South Daytona, City Attorney for the City of Rockledge, City Attorney for the City of Oviedo, Village Attorney for the Village of Indiantown (Florida's newest municipality), and Special Magistrate for the City of Satellite Beach. Throughout his career, Wade has also served as County Attorney for Okeechobee County, City Attorney for the City of Bunnell, Town Attorney for the Town of Pierson, Chief Assistant City Attorney for the City of Deltona, Counsel to the Pinellas County Redistricting Board, Counsel to the Seminole County Tax Collector's Office, Counsel to the Seminole County Supervisor of Elections' Office, and General Counsel to a total of eight (8) County Charter Review Commissions in five (5) different charter counties (Orange – 2011-2012, 2015-2016, 2023-2024; Pinellas – 2015-2016, 2023-2024; Brevard – 2015-2016; Clay – 2018; Alachua – 2019-2020), in addition to a range of other specialized representation statewide.

Founding Partner Becky Vose has continuously practiced local government law for the last 51 years, after graduating number one from her law school class at the University of Florida Law School. Becky is rated AV Preeminent by Martindale-Hubbell. Becky has held the position of City Attorney for fifteen (15) cities – Naples, Cocoa Beach, St. Pete Beach, Daytona Beach Shores, Fort Myers Beach, Anna Maria, Brooksville, Winter Garden, Edgewood, Longwood, Windermere, Oakland, Eagle Lake,

St. Cloud, and Deltona. She has done major work for Orange County government on matters ranging from complex environmental litigation to the defense of §1983 Civil Rights claims. Becky also represented the Orange County Property Appraiser in a multi-year complex intellectual property lawsuit about the software utilized by the Property Appraiser's office. **She also held the positions of General Counsel to the North Lake County Hospital Board of Trustees and the Green Swamp Land Authority.** Becky has taught at numerous continuing legal education seminars to other attorneys and has regularly presented instructional sessions for employees and officials of governmental clients. In 1980, Becky opened the Orlando branch office of Shutts & Bowen, where she served as its first managing partner and chairperson of its Real Estate Department.

Partner Paul Waters has practiced governmental law for the vast majority of his 20-year practice of law, and is rated AV Preeminent by Martindale-Hubbell. Prior to joining the Vose Law Firm, Paul amassed a wealth of government legal representation experience, having held various supervisory legal and executive positions within the Florida Department of Business and Professional Regulation (DBPR) over an eleven-year period. He served as Deputy Secretary, which is the Agency's most senior position in charge of regulating almost one million licensees and 20 of the State's largest regulatory boards, many of which directly impact local governments, including the Construction Industry Licensing Board, the Building Code Commission, the Building Code Administrators Board, and the Real Estate Commission just to name a few. **Paul currently serves as the City Attorney for the City of Bunnell, and the City Attorney for the City of Neptune Beach.**

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Approach to Providing Legal Services to the Town of Howey-in-the-Hills

"When our clients succeed, so do we!"

The most important services a Town attorney can provide are: i) timely, accurate and thorough legal services that meet the needs of the Town; ii) proactive resolution of pending claims to prevent future claims against the Town; and iii) to creatively formulate legal strategies to accomplish the goals of the Town Council. There are a myriad of ways to accomplish these goals, and the attorneys of the Vose Law Firm are skilled in achieving excellent results for their clients, and in keeping their clients out of unnecessary litigation.

Our firm uses a collaborative approach to legal services.

One way that the attorneys of the Vose Law Firm ensure timely, accurate, and thorough legal services for their clients is the use of a collaborative approach to the rendering of services. The attorneys and paralegals of the firm have regular weekly meetings to discuss pending issues and cases. As new issues arise, informal meetings are held daily to discuss them again. In this way, at any one time, more than one attorney in the firm is fully cognizant of outstanding issues. In the unlikely event that the attorney who is primarily responsible to a client is unavailable to deal with an emergency, there will always be a back-up attorney to provide the needed services. Opinions rendered by the attorneys of the firm are typically reviewed by another attorney in the firm before such opinion is issued.

If chosen to represent the Town of Howey-in-the-Hills, we propose that the Vose Law Firm would be named Town Attorney, with **Nancy Stuparich acting as Town Attorney, and Wade Vose, Becky Vose and Paul Waters as back-up attorneys** for the Town of Howey-in-the-Hills. These lead attorneys are the most experienced partners of our firm, and they each have extensive experience representing cities.

The collaborative approach to City Attorney services proposed for the Town of Howey-in-the-Hills is the same manner and approach utilized by our firm in its representation of its other local government clients. It is common that similar issues arise in multiple local governments, and our clients benefit, both financially and substantively from the collaborative representation by multiple attorneys in our firm. This collaborative approach to our representation of local government clients has historically worked extremely well to ensure uninterrupted, thorough, and expert representation of our local government clients. The axiom, "two heads are better than one," is almost always true, and eight heads are even better!

We understand that we work *for* the Town Council.

When our firm represents a town, we work ***for*** the Town Council, and we work ***with*** the town manager and town staff. In virtually all the local governments we represent we have an extremely cordial and positive relationship with *both* the elected governing body and the government staff. Our work is easier, and results are better, when the Town Attorney, the Town Manager, and staff work harmoniously, but rest assured, we understand that we work *for* the elected officials.

We also understand that we are not members of the Town Council – no one voted for us. Our personal policy preferences (even if we have any, which we usually do not) never influence our legal advice. All the attorneys of our firm are friendly and work well with others, but we are extremely strong willed when someone attacks or sues one of our clients. We only represent local governments, so we do not have to worry about divided loyalties when dealing with local businesses or developers.

We are dedicated to formulating creative legal strategies to accomplish the Town Council's goals.

We also understand that our job is not to be the ones who say "no" all the time. We've seen it time and again in interactions between council members or staff and their attorney, where the attorney, unhelpfully, just says "no, we can't do that" or "no, that's illegal," without helping to find an alternative.

Rather, our job, as we see it, is to creatively, insightfully, help you come up with a way to accomplish your goals. Often, we find that folks may have a goal they want to achieve, and also an idea about how to get there. Sometimes the way they think of getting there has some legal problems or risks, or sometimes it is outright illegal. But we see it as our job to see where you're trying to get, and creatively say "we can't get there this way, but we can get there this way or this way," and then the goal you're trying to accomplish would be legally defensible and on a much more secure footing.

When you need us, we *will* be there.

The attorneys of our firm are available to our clients at all hours and days, including weekends, holidays and evenings. We know that when our clients need us, we have to be available – and we are. All the attorneys of our firm always keep their cell phones available and turned on (except when muted during meetings). We also monitor our emails regularly.

Recently, Nancy Stuparich answered a quickly set up conference call relating to an emergency that had just occurred in one of our cities. Nancy answered the call even though she was on vacation out of state. After several minutes of discussing the situation,

Becky Vose, who was also on the conference call, noticed a persistent whistling sound on the phone. Becky asked what the sound was and Nancy, who is a tri-athlete, responded that she had answered the call at about mile 11 of a marathon that she was running. She had been fully participating in the conference call, making excellent recommendations to our client, while running a marathon. That is an example of the energy and enthusiasm our firm brings to our clients.

At any time, the full resources of the Vose Law Firm will be available to the Town of Howey-in-the-Hills. That includes the active involvement and representation by eight (8) highly experienced and competent local government attorneys of the firm. **The depth of field and legal expertise as to local government representation that will be available to the Town of Howey-in-the-Hills from the Vose Law Firm is the best available in Florida.**

We *only* represent local governments, not developers or vendors.

It is common for law firms to have several lawyers who sometimes represent local governments, while those same lawyers, and other lawyers in the same firm, also represent private clients. Those private clients often include clients that sue local governments, or that have direct dealings with local governments, such as developers or vendors. Those firms cannot help but have conflicts and divided loyalties.

Our firm is completely different because we *only* represent local governments. We do not represent clients that sue local governments. We also do not represent developers or vendors with interactions with local governments. We are extremely careful not to create situations in which our firm has a conflict with any of our local government clients. If chosen as Town Attorney for the Town of Howey-in-the-Hills, our loyalty will never be divided.

The Town of Howey-in-the-Hills would receive our firm's highest priority, and we have the skills and availability to fully accommodate the Town's work.

The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills. Because of our extensive history performing governmental attorney work, the attorneys of the Vose Law Firm have a thorough understanding of the scope of work that will be required of the Town Attorney for the Town of Howey-in-the-Hills. Because we look to the long term while representing local governments, and because of our fixed fee arrangement with our clients, we will strive to keep the Town out of trouble and proactively work with the Town for the mutual benefit of the Town and our law firm. **Again, when our clients succeed, so do we!**

Fixed fee billing – including litigation!

Our firm typically serves its governmental clients on a fixed fee, all-inclusive basis – including litigation. To our knowledge, we are the only local government firm in Florida that includes litigation in its fixed fees. In that way, the interests of our firm are *always* aligned with our client's interests. Unlike some firms that essentially "make their money when their clients get in trouble", we have a financial incentive to keep our clients "out of trouble." But when litigation occurs or is proactively needed, we immediately step in, take aggressive actions that resolve our client's problems in a quick and favorable manner. We don't draw out cases or take unnecessary depositions to run up a bill; rather, we determine the best outcome for our clients and take definitive and proactive actions to resolve litigation quickly and in our clients' best interests.

Due to our offered unique billing arrangement of flat fee billing, with no extra legal fees, there will never be any hesitancy on the part of elected officials or staff to contact our attorneys as to each and every matter in which there may be a legal issue involved. Many municipalities with attorneys who charge an hourly rate can suffer "sticker shock" when unexpected litigation occurs and legal fees get extremely high. Our flat fee structure protects our governmental clients from such an experience. Having a law firm that does not charge additional fees for litigation can also be extremely helpful in negotiating a resolution of a dispute. When one side of a dispute is not fearful of runaway legal fees, (such as a city with a flat fee attorney contract including litigation), and the other side has such fears, the non-fearful party definitely has a "leg-up" in the negotiations.

24/7/365 Availability

Our attorneys are available 24/7/365. If one or more of our attorneys are ill or on vacation, the other equally qualified attorneys of our firm are ready, willing, and able to step up and provide legal services as needed. Utilizing our firm as Town Attorney is truly the equivalent of an in-house multi-attorney legal department with paralegal support, without the expenses that would otherwise be associated with such a legal department.

No limit on services we provide for flat fee

We have learned in our extensive experience representing governmental entities that the need for legal services does not always happen in a predictable, uniform pace for our clients. There are times when the legal needs of an individual client are intense and multitudinous, and at those times, we have the depth of field and resources to assign multiple attorneys to one client at the same time to address and resolve all the pending issues. You can rest assured that our firm is ready, willing and able to assign the appropriate attorneys to address all of the issues of the Town of Howey-in-the-Hills in a successful and timely manner.

Our philosophy of local government representation

Our firm is highly proactive in minimizing our governmental clients' legal exposure. In addition, the attorneys of our firm have the highest degree of professionalism and ethics, and we always work closely with elected officials and staff in recognizing and solving problems. Not only is minimizing our clients' legal exposure best for our municipal clients, but it is absolutely necessary from our firm's standpoint since **our firm typically represents its municipalities on a fixed fee all-inclusive basis, *including litigation.***

The attorneys of our firm understand that a municipality that has a reputation of vigorously defending its interests will be the object of fewer lawsuits. Therefore, our firm strives to maintain the delicate balance of providing legal advice that serves the best interests of the municipality while avoiding unnecessary litigation. But if litigation becomes necessary, the Vose Law Firm vigorously provides a strong and effective offense or defense as needed. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we.**

Means and methods of litigation

Our firm uses completely different means and methods of representing our clients in litigation than are typical with firms that charge by the hour.[1] Instead of the typical practice of law firms filing repetitive motions, memoranda of law, unproductive discovery, and having repeated hearings, all resulting in high hourly billings,[2] our firm takes a different tack in litigation. When faced with litigation, we first analyze the case fully, do the appropriate legal research and determine a strategy that will result in an early "kill shot" that dispenses with the litigation, or, if that is not feasible, we devise a strategy leading to a quick and successful trial.

Occasionally our local governmental clients decide that instituting litigation is important for their interests, and our litigation strategies also greatly benefit our clients in those situations. Rather than "litigating a case to death" as is so often the case when litigation is billed by the hour, **our attorneys devise an effective and quick strategy to obtain our client's desired results in the most expeditious manner possible**. This not only achieves our client's goals quickly, but also minimizes the distraction and time consuming work often imposed upon other town staff and elected officials during the pendency of litigation.

[1] It should be noted that Becky Vose of our firm was an equity partner of the large Miami-based law firm of Shutts & Bowen for 10 years, and Nancy Stuparich was formerly an attorney with the Weiss Serota law firm, so we are very familiar with typical litigation practices when legal work is billed by the hour.
[2] When these strategies are used by both sides in litigation, with both sides billing hourly for their work, it is sometimes referred to by attorneys as "doing the dance".

Examples of our successful litigation strategy

An example of our firm's litigation strategy that greatly benefitted a former local government client of the Vose Law Firm was demonstrated in the *Manji v. City of Deltona* case. When the Vose Law Firm became the city attorney of Deltona, (a city with a population of over 87,000), the firm inherited numerous lawsuits. One of those cases was the *Manji* case, which was an inverse condemnation action in which there was a multimillion dollar claim of damages against the city. The case had been pending for seven years, and five different attorneys had worked on it for the city. Sadly, there had been little substantive progress on the case during that time, even though hundreds of thousands of dollars had been paid to the city's attorneys for the litigation. The files for the case filled 14 banker's boxes containing massive amounts of court filings, research paperwork, notes, deposition transcripts, and discovery materials.

After thoroughly reviewing the case, doing the appropriate legal research, and talking with the City Manager, the Vose Law Firm recommended noticing the case for trial, and at the same time making an offer of judgment of $50,000. This was approved by the City Commission. The offer of judgment was declined by the plaintiffs and Becky Vose tried the case two months later in a two-day bench trial. The city won the case, and the court found that the city had no liability whatsoever. The Vose Law Firm then filed a motion to assess fees and costs against the plaintiffs based on the offer of judgment, and at mediation of that motion, **the plaintiffs agreed to pay the City of Deltona $100,000.** Soon after this successful result, virtually all the other cases that had been languishing under previous Deltona city attorneys were quickly and advantageously resolved by the Vose Law Firm through negotiation and mediations. It should be noted that although the City of Deltona had been for many years a virtual "punching bag" for litigation, once the word went out in the legal community that the city's attorney would not "do the dance", future litigation essentially went away.

It is our sincere belief that our firm's means and methods of litigation, which result in excellent results in a short time frame, are in the best interests of our local government clients. **Our litigation strategies and our fixed fee billing, including litigation, would benefit the Town of Howey-in-the-Hills greatly.**

There would be no additional billing for any ancillary legal services, research expenses (such as Westlaw/Lexis fees), travel or miscellaneous expenses, (phone, fax, courier, etc.) and no other costs or expenses, (other than the pre-approved out of pocket expenses mentioned in the next paragraph), that would be billed separately. There would be no other expenses or fees charged, regardless of the time needed or complexity involved in any legal matter.

Pre-approved out of pocket costs, (such as court filing fees, and court reporter fees), would be billed at cost, with no mark-up or multiplier. There would be no separately billed copying charges.

Budgetary certainty – Unlimited access to best local government legal talent available

Our flat fee arrangement would give complete budgetary certainty as to the Town Attorney expenses, *including litigation*, while providing unlimited access to the best local government legal talent available in the state.

Hiring our firm on a flat fee is truly the equivalent of having a large in-house legal staff at a small fraction of the cost. From our experience, litigation cannot always be avoided, and sometimes litigation is needed to proactively protect the best interests of the municipality. Those are the times when legal expenses can get out of hand if the municipality is paying for its legal services by the hour. Our clients believe that it is a wise choice to pay a flat fee that includes litigation fees each month to ensure budgetary certainty and prevent the frightening experience of out-of-control legal costs. **This arrangement would take the fear of litigation costs out of the equation when third parties threaten litigation if the town does not meet the demands of that third party.**

Our firm has extensive experience with the Florida Code of Ethics for Public Officers and Employees and ethics generally.

The attorneys of the Vose Law Firm regularly give presentations to their clients relating to the Florida Code of Ethics and are ready, willing and able to present the required annual four hour class for elected officials, in addition to shorter versions of ethics instruction to other board members and employees of our municipalities. Some of our clients have historically had their own local ethics code which necessarily must be more strict than the state code, and if the Town of Howey-in-the-Hills ever wished to have such a code, we are experienced in working on such codes. We are also very adept at fielding questions from our clients relating to ethics related issues that might arise at or between meetings.

Town of Howey-in-the-Hills legal issues will be a priority for our lead attorneys and for our entire firm!

Our attorneys are ready, willing and able to make the representation of the Town of Howey-in-the-Hills a number one priority! We are extremely excited by the prospect of representing the Town of Howey-in-the-Hills as its town attorney and we guarantee that the Town's legal work will be prioritized, accomplished promptly, and of the highest quality possible. You will be extremely happy with the quality of our work and its timeliness!

The attorneys of our firm will truly become a part of the Town of Howey-in-the-Hills.

The attorneys of the Vose Law Firm have realized over the years that an all-inclusive retainer results in more frequent contact between the attorneys on one side, and

the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by government staff. The end result in having the municipality's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum. The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems.

At any time, the full resources of the Vose Law Firm would be available to the Town of Howey-in-the-Hills for one reasonable, flat monthly payment. That includes the active involvement and representation by eight (8) highly experienced local government, land development, and litigation attorneys of the firm. The depth of field and legal expertise as to local government, land use, and litigation representation will be the best available in Florida.

Because of our extensive local government and city attorney experience, we believe that we would be an ideal law firm to represent the Town of Howey-in-the-Hills as its Town Attorney. Our "all inclusive" fee arrangement "including litigation", would result in complete budgetary certainty as to legal services, as well as unlimited access eight (8) expert local government lawyers.

We are used to taking over the legal representation of a municipality upon a moment's notice, without the municipality or the firm missing a beat. We assure you that if chosen, we will perform the Town of Howey-in-the-Hills's legal work in a timely and professional manner, and you will be exceptionally satisfied with our legal services.

The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, desire, commitment, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney at an affordable price. We would be honored and thrilled to provide Town Attorney services for the Town of Howey-in-the-Hills, and the attorneys of the Vose Law Firm are ready, willing and able to immediately take over the representation of the Town as soon as asked to do so.

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Specific Municipal and other Local Government Experience by Topic

General Legal Services Performed for other Local Government Clients

The attorneys of the Vose Law Firm regularly attend meetings and advise City/County Councils/Commissions, as well as other boards, including but not limited to CRA, Planning and Zoning, Code Enforcement, for each of the governmental entities that we represent. We strive to get out in front of issues and encourage open communication and dialogue from government administration and board members. The Vose Law Firm regularly advises clients on the following matters:

- ***Attendance and legal representation at County Commission, City Council, City Commission, and other board meetings***
- ***The "Sunshine Law"***
- ***The "Public Records Law" (sometimes referred to as FOIA)***
- ***The ethical standards of elected and appointed officials and employees***
- ***Home Rule***
- ***Exercise of police power***
- ***Practices and procedures of local governments***
- ***Legislative vs. Quasi-judicial matters***
- ***Voting conflicts***
- ***Full and public disclosure of financial interest***
- ***Parliamentary Procedures***
- ***Other matters relating to public service as an elected official***
- ***All other areas of municipal law***

The Vose Law Firm and its attorneys have provided such counsel to the myriad of local governmental agencies represented by them over the years when holding the following positions:

1) City Attorney, City of Naples, Florida
2) City Attorney, Cocoa Beach, Florida
3) City Attorney, St. Pete Beach, Florida
4) City Attorney, Anna Maria, Florida
5) City Attorney, South Daytona, Florida
6) City Attorney, Daytona Beach Shores, Florida
7) City Attorney, Brooksville, Florida
8) City Attorney, Oviedo, Florida

9) City Attorney, Neptune Beach, Florida
10) City Attorney, Rockledge, Florida
11) City Attorney, Dade City, Florida
12) City Attorney, Deltona, Florida
13) City Attorney, Edgewood, Florida
14) City Attorney, St. Cloud, Florida
15) City Attorney, Eagle Lake, Florida
16) City Attorney, Longwood, Florida
17) City Attorney, Winter Garden, Florida
18) City Attorney, Bunnell, Florida
19) County Attorney, Okeechobee County, Florida
20) County Attorney, DeSoto County, Florida
21) Village Attorney, Indiantown, Florida
22) Town Attorney, Fort Myers Beach, Florida
23) Town Attorney, Windermere, Florida
24) Town Attorney, Oakland, Florida
25) Town Attorney, Pierson, Florida
26) General Counsel to the Seminole County Supervisor of Elections
27) General Counsel to the Seminole County Tax Collector
28) General Counsel to the Pinellas County County Attorney Oversight Committee
29) Special Counsel to City of Indian River Shores to rewrite Land Development Code
30) Assistant City Attorney Marco Island, Florida
31) Assistant City Attorney Miami Lakes, Florida
32) City Prosecutor for City of Orlando
33) City Prosecutor for City of Edgewood
34) City Prosecutor for City of Winter Garden
35) City Prosecutor for the City of St. Augustine
36) Counsel to the City of Bradenton as to Charter matters
37) General Counsel to 2024 Orange County Charter Review Commission
38) General Counsel to 2024 Pinellas County Charter Review Commission
39) General Counsel to 2016 Orange County Charter Review Commission
40) General Counsel to 2016 Pinellas County Charter Review Commission
41) General Counsel to 2016 Brevard County Charter Review Commission
42) General Counsel to 2018 Clay County Charter Review Commission
43) General Counsel to 2020 Alachua County Charter Review Commission
44) Counsel to the Pinellas County County Attorney Oversight Committee
45) Counsel to the 2021 Pinellas County Redistricting Board
46) Counsel to the City of Cocoa Beach Charter Review Committee
47) Counsel to the City of Bunnell Charter Review Committee
48) Counsel to the City of Deltona Charter Review Committee
49) Counsel to the Dade City Charter Review Committee
50) Counsel to the City of Longwood Charter Review Committee
51) Counsel to the City of Winter Garden Charter Review Committee

52) Counsel to the City of St. Cloud Charter Review Committee
53) Counsel to the Town of Pierson Charter Review Committee
54) Counsel to the Town of Oakland Charter Review Committee
55) Counsel to the Town of Edgewood Charter Review Committee
56) Counsel to City of Orlando Civil Service Board
57) Counsel to Eagle Lake Planning and Zoning Board
58) General Counsel for Green Swamp Land Authority
59) Special Counsel to City of Ocoee
60) Counsel to the City of Cocoa Planning and Zoning Board
61) Counsel to City of St. Cloud Planning and Zoning Board
62) Counsel to the City of Naples
63) Counsel to the Escambia County Planning Board
64) Special Counsel to City of Casselberry
65) Counsel to the City of Cocoa Beach CRA
66) Counsel to City of Orlando Historic Preservation Board
67) Counsel to the City of Deltona Collective Bargaining Committee
68) Counsel to the City of Cocoa Beach Board of Adjustment
69) Counsel to the City of Brooksville Planning Commission
70) Special Counsel to Orange County as to Environmental Claims
71) Counsel to the Dade City Planning Board
72) Counsel to the Naples Design Review Board
73) Counsel to the City of Orlando Zoning Board
74) Counsel to the City of Deltona Planning and Zoning Board
75) Counsel to the City of Naples Planning Advisory Board
76) Counsel to City of Orlando Board of Adjustments
77) Counsel to City of St. Cloud Civil Service Board
78) Counsel to the City of St. Cloud Code Enforcement Board
79) Counsel to the City of St. Augustine Code Enforcement Board
80) Special Litigation Counsel to Orange County Property Appraiser
81) Counsel to City of Longwood Code Enforcement Board
82) Attorney for Orange County Fire & Life Safety Code Board of Adjustments & Appeals
83) Counsel to City of Longwood Planning and Zoning Board
84) Counsel to the City of St. Augustine Planning and Zoning Board
85) Counsel to City of St. Cloud Pension Board
86) Counsel to the City of Orlando Board of Adjustments and Appeals
87) Special Counsel to Orange County as to §1983 Civil Rights Litigation
88) Attorney to the Orange County Code Enforcement Department
89) Special Counsel to the Orange County Sheriff's Office
90) Special Counsel to the Town of Oakland as to land development and litigation matters
91) Attorney for North Lake County Hospital Board of Trustees
92) Special Counsel to City of DeLand
93) Conflict Counsel/Special Counsel for City of Largo

94) Special Counsel to City of Orlando as to Eminent Domain matters
95) Special Counsel to Orange County as to Code Enforcement Foreclosures
96) Special Magistrate to the Lake County Value Adjustment Board
97) Special Magistrate to the Hillsborough County Value Adjustment Board
98) Special Magistrate to the City of Satellite Beach
99) Special Magistrate to the City of Davenport
100) Special Magistrate to the City of Ponce Inlet
101) Special Magistrate to the City of St. Augustine
102) Land Use Special Magistrate to Lake County
103) Special Counsel to the Orange County School Board as to eminent domain matters
104) Eminent Domain Mediation Services for Florida Turnpike Authority, FDOT, Seminole County, Orange County, Hillsborough County, Lake County, Polk County
105) Counsel to Florida State Court Administrator, Office of Court Education
106) Counsel to Florida Department of Business and Professional Regulation
107) Counsel to Florida House of Representatives
108) Special Counsel to Monroe County regarding code enforcement matters

Specific Legal Services Performed for other Local Government Clients

A. Administrative matters and proceedings

The Vose Law Firm's extensive administrative experience includes not only dealing with administrative matters and proceedings within the municipalities we represent, but also dealing with administrative matters and proceedings in state, federal and county venues.

B. Code of Ordinances, and Comprehensive Plan issues

The attorneys of the Vose Law Firm work every day on issues relating to code of ordinances, and comprehensive plans. We regularly draft and amend ordinances, comprehensive plan provisions. We also interpret ordinances, comprehensive plan provisions, and charter provisions (as applicable) as well as defend them in court.

C. Code Enforcement

The attorneys of our firm handle all code enforcement matters for all the governmental agencies we represent. In addition, the Vose Law Firm has represented the Orange County code enforcement department continuously since 1993 and also represents the code enforcement department in Monroe County. Our firm also has extensive experience litigating code enforcement matters in court, including code enforcement lien foreclosures and defense of suits against our clients relating to code enforcement.

D. Contract Law

The attorneys of Vose Law Firm have extensive experience drafting a plethora of contracts (routine and specialized) on virtually all subjects dealt with by local government agencies. We hold a license for unlimited access to AIA documents if those are desired to be used by the City in certain instances. In addition, the attorneys of our firm are extremely experienced in litigating issues relating to governmental contracts.

E. Drafting and reviewing Ordinances and Resolutions

Our firm regularly drafts, reviews and interprets ordinances and resolutions for our local government clients, and we also advise clients as to when new ordinances or resolutions may be necessary. We will draft or review every ordinance or resolution before it goes onto the agenda to ensure quality and legal sufficiency.

F. Federal, State and local ethics laws

As a part of our firm's representation of our clients as county or city attorney we are intimately involved in all aspects of ethics laws that apply to such counties or cities and its employees, officers, board members and vendors. As a regular part of the services we provide to our clients, our attorneys give the required Four Hour Ethics Course if requested as well as instruct other board members as to ethics matters while also providing information as to Sunshine Law and public records law matters.

G. Constitutional Law

A thorough understanding of both the Florida Constitution and the United States Constitution are absolutely vital to providing legal services to our governmental clients and all of our attorneys are well educated on these subjects and keep abreast of evolving case law regarding constitutional matters.

H. Other Federal, State and Municipal Laws & Ordinances

There are a plethora of federal and state laws that significantly impact local government law and the attorneys of the Vose Law Firm are extremely familiar with such laws and keep up with the ever evolving changes in the laws. As soon as we are hired by a governmental agency to act as its attorney, our attorneys become totally familiar with that client's ordinances.

I. Land Use and Zoning

The Vose Law Firm and its attorneys have practiced in the field of land use law as part of their representation of all their governmental clients over the years. Our attorneys have extensive experience writing and interpreting zoning and land use ordinances and comprehensive plan provisions and dealing with Florida's Comprehensive Growth

Management Act, zoning, development agreements, platting issues, development orders, and enterprise zones. Nancy Stuparich has an MPA & MSP in Public Administration and Urban Planning from Florida State University and is a Redevelopment Professional (FRA-RP) certified by the Florida Redevelopment Association. Wade Vose has been instrumental in the development of the new comprehensive plan and land development regulations for Florida's newest municipality, the Village of Indiantown. Becky Vose completed a re-write of the Town of Indian River Shores land development code. They have been involved in significant land use litigation on behalf of public clients. The reported case of City of Orlando vs. The School Board of Orange County was handled by Ms. Vose and helped establish the appellate law in Florida relating to the effect of municipal zoning on other public uses.

J. Litigation in State and Federal Courts

The Vose Law Firm has handled litigation in both state and federal courts for virtually all cities we have represented as city attorney. The firm currently is handling civil litigation for Okeechobee County, the City of Brooksville, the City of South Daytona, the City of Daytona Beach Shores and the City of Cocoa Beach. As outside counsel, our firm has successfully represented in litigation Orange County, the Orange County Property Appraiser, and Monroe County.

K. Leases and Agreements

Our firm has extensive experience in drafting and reviewing leases involving our governmental clients, whether the client is the landlord or the tenant. We are also adept at litigating issues relating to leases and other landlord/tenant issues.

L. Property Easements

The attorneys of the Vose Law Firm frequently draft and interpret property easements of all types for the local governments they represent. They also have extensive experience in the acquisition of easements for their clients.

M. Purchase, Lease and Sale of City Real Property

The attorneys of the Vose Law Firm regularly handle the purchase, lease and/or sale of real property on behalf of our clients. Currently, Becky Vose is handling the purchase by Fort Myers Beach of property for its new Town Hall, and recently handled the sale of property for the City of Daytona Beach Shores and handled litigation to clear title to certain land owned by the City of Cocoa Beach in preparation for the sale of the property to a third party.

N. Public Utility Matters

The attorneys of the Vose Law Firm handle all public utility matters for our clients. In addition, our firm has extensive experience rendering legal advice and drafting documents relating to utility taxes and utility franchise agreements. The representation of each of the clients of the firm has included the drafting and reviewing of numerous franchise agreements with various utility companies. The representation of the City of St. Cloud included handling the complex transaction between the Orlando Utilities Commission and St. Cloud as to the "take over" of the St. Cloud electrical system by the OUC.

O. Public Records and Sunshine Law Matters

Rendering legal advice to our clients as to both public records and Sunshine Law matters is an almost daily occurrence for our attorneys. As a regular part of the services we provide to the clients we represent, our attorneys teach the required Four Hour Ethics Course if requested, as well as giving regular training on ethics, Sunshine law, and public records matters to other board members. In addition, we have experience litigating matters implicating the public records law and/or the Sunshine Law.

P. Provide advice and counsel at staff meetings as directed by the our governmental clients.

One aspect of getting in front of issues involves having an open dialog with staff about issues that will come before the Commission in future meetings. We encourage Commissioners and staff to call, text, or email us about any concerns they may have about an agenda item. Some issues require research or preparation, and we strive to resolve all relevant issues prior to the meeting so that the agenda item does not need to be pulled due to a legal concern.

Q. Address legal issues affecting financial matters of our clients, including user fees, impact fees, franchise fees, and special assessments.

Virtually all of our governmental clients over the last 50 years have received extensive assistance from the attorneys of our firm on financial matters, including, but not limited to, user fees, impact fees, and special assessments.

R. Review Requests for Proposals, bid invitation documents, development review applications, agenda items, and other pertinent matters as directed.

The attorneys of the Vose Law Firm regularly review, then assist and advise their local government clients on purchasing and procurement matters, development review applications, all agenda items, and any other legal issues that arise in the course of the representation of the governmental entities we represent.

S. Address and advise clients in community development issues including, but not

limited to, land use law, Florida's Comprehensive Growth Management Act, zoning, code enforcement, development agreements, development orders, developments of regional impact, and condemnation.

The Vose Law Firm and its attorneys have practiced in the field of land use law as part of their representation of virtually all their governmental clients over the years. Becky Vose has been representing local governments for 50 years and has handled all manner of land use, zoning, CRAs, and other such matters. The attorneys of the Vose Law Firm have extensive experience writing and interpreting zoning and land use ordinances and dealing with Florida's Comprehensive Growth Management Act, zoning, redevelopment districts, code enforcement, development agreements, development orders, developments of regional impact, and enterprise zones. Wade Vose has been instrumental in the development of the new comprehensive plan and land development regulations for Florida's newest municipality, the Village of Indiantown. The Vose Law Firm completed a re-write of the Town of Indian River Shores land development code. They have been involved in significant land use litigation on behalf of public clients as well as private clients. The reported case of City of Orlando vs. The School Board of Orange County was handled by Ms. Vose and helped establish the appellate law in Florida relating to the effect of municipal zoning on other public uses.

T. Address and advise City in utility taxes and utility franchise agreements as they relate to Florida governmental agencies.

The Vose Law Firm has extensive experience rendering legal advice and drafting documents relating to utility taxes and utility franchise agreements. The representation of each of the clients of the firm has included the drafting and reviewing of numerous franchise agreements with various utility companies. The representation of the City of St. Cloud included handling the complex transaction between the Orlando Utilities Commission and St. Cloud as to the "take over" of the St. Cloud electrical system by the OUC. The firm is currently negotiating a new franchise agreement with Duke Energy for electrical service to the Town of Oakland.

U. Address and advise City on special assessments and special assessment collections and liens.

The Vose Law Firm has provided general legal services in the areas of special assessments and special assessment collection and liens for each of the governments represented by the firm. In addition, the firm did extensive work for the City of Longwood in reviewing and collecting long over-due special assessments, and the firm has represented Orange County as to CEB lien foreclosures and settlements for the last 25 years.

V. Address and advise governments in the additional following areas: Sunshine Law and public records law; home rule; exercise of police power; practice and procedures before local government land use issues, legislative, and quasi-judicial bodies; and all

other areas of municipal law.

The Vose Law Firm regularly advises clients on the matters above as part of its day to day practice. These are among the most common questions facing local government officials, and as City Attorney, we encourage City staff and officials, including not just the City Commission, but also board members for advisory boards, to contact us if they have any questions about any of these matters. Additionally, we remain in regular contact with county staff to advise staff on the law as well as providing opinions on best practices and procedures.

W. Responding to requests from City Commissioners or City staff within the time period required by the City.

The attorneys at the Vose Law Firm are aware that advising local governments is not strictly an 8 to 5 affair. It is our practice to answer every phone call from a client immediately unless we are in another meeting or in court. When possible, we text the person calling if we are not immediately available to let the caller know when to expect a return call. If something cannot wait, typically it will be easy for a client to reach out to another attorney in the firm and get answers to questions. We are available after hours and on weekends as well, whether for meetings or for situations that are time sensitive.

X. ***Representation of local governments in diverse litigation in state, federal and appellate courts, and Alternative Dispute Resolution experience.***

All of the attorneys of the Vose Law Firm have significant experience with alternative dispute resolution techniques. Becky Vose became certified as a certified circuit court mediator in the 1990s and has mediated hundreds of cases, most of which involved at least one governmental agency.

Y. Condemnation (Eminent Domain) under Florida law

The Vose Law Firm's eminent domain experience includes the full range of eminent domain practice including initial pre-litigation advice and drafting of resolutions, preparation of all pleadings, numerous contested as well as uncontested Order of Taking hearings, settlement negotiations and drafting of settlement documents, mediations, jury trials, and appeals. In addition, they have extensive experience dealing with issues of public use, incidental private use, necessity, inverse condemnation, business damages, severance damages, damages to non-profit entities, historically significant properties, cost to cure, consolidation of parcels, and down-zoning issues. The firm has recently successfully completed eminent domain proceedings for the City of Deltona.

As both an Assistant City Attorney for Orlando and as Special Counsel to the City of Orlando, Ms. Vose represented the City of Orlando for over 15 years in eminent domain litigation. During that time, she represented the City as to numerous acquisitions including

rights-of-way, pedestrian walkways, park lands, land for parking areas, easements for sewage transmission lines, sites for public utility facilities, as well as many other public use projects. As Special Counsel to the City, she handled on a contract basis the acquisition of the property for the Gertrude Walk pedestrian walkway through downtown Orlando as well as the City of Orlando Arena property, (Phases II and III). Ms. Vose also has extensive experience as counsel to property owners of condemned land, and has acted as a certified circuit court mediator in over 100 eminent domain mediations.

Z. Counsel and legal services to local government pension boards, and work with employee pension plans including Florida Statutes, Chapter 175 and Chapter 185 Special Risk Plans

The attorneys of the Vose Law Firm have provided legal services to the Cities of Winter Garden, Longwood, Deltona, Edgewood, Eagle Lake, and St. Cloud relating to employee pension plans including Florida Statutes, Chapter 175 and Chapter 185 Special Risk Plans.

AA. All aspects of construction law and public works (water and wastewater) issues

The attorneys of the Vose Law Firm have extensive experience representing both public and private clients as to virtually all aspects of public works matters, including water and waste water issues, construction law including, but not limited to regulatory compliance, bid solicitations, bid protests, construction contracts, construction litigation, warranty issues, delay damages, etc. The firm has provided extensive legal services as to Public Works (water and waste water) issues for each city represented by the firm.

BB. The creation and administration of Tax Increment Financing Districts (CRAs)

The Vose Law Firm provided legal services to the cities of Naples, Cocoa Beach, Brooksville, Dade City, Winter Garden, Longwood, Edgewood, Deltona, Bunnell, and St. Cloud relating to Tax Increment Financing Districts (CRAs). In addition, as general counsel for the North Lake County Hospital Board of Trustees, the firm had significant experience challenging the authority of municipal tax increment financing districts from imposing charges on the special taxing district.

CC. Environmental law including representation before and negotiations with, various State and Federal regulatory agencies

The attorneys of Vose Law Firm have represented public and private clients with regard to environmental matters in conjunction with governmental representation and private real estate practice. As counsel to the Green Swamp Land Authority, such representation included extensive dealings with the Florida Department of Environmental Protection, the Department of Community Affairs, and two water management districts. While an Assistant City Attorney for Orlando, Ms. Vose worked on the permitting for the Iron Bridge Road Sewage Treatment Plant and for various drainage and other public works projects.

As the City Attorney for Longwood, the firm represented the City in matters relating to a RCRA site on City property and was responsible for negotiations with the Florida Department of Environmental Regulation, [now the Florida Department of Environmental Protection (DEP)], and for matters relating to negotiations with the environmental company hired to evaluate the clean-up of the property.

The attorneys of Vose Law Firm have been extensively involved in the permitting of various environmental features have also represented numerous property owners in negotiations with the FDEP and in litigation over environmental contamination issues. Ms. Vose co-authored the book, *Environmental Survival Kit for Realty Professionals*, a book designed to protect realty professionals from losses due to environmental problems. The Florida Board of Realtors purchased the rights to such publication for purposes of including the publication among its educational materials.

DD. Collective bargaining/Labor Law

The Vose Law Firm has represented local governments it has represented as to numerous collective bargaining matters. The attorneys of the firm currently represent Okeechobee County in its ongoing negotiations with I.A.F.F. Local 2918 relating to city/county fire consolidation issues. In recent years, the attorneys of the firm recently handled the collective bargaining negotiations for the City of Deltona relating to the negotiations with I.A.F.F. Local 2913, and recently successfully concluded collective bargaining negotiations with the Fraternal Order of Police on behalf the City of Bunnell. The attorneys of the firm are now beginning the bargaining process for the fire union at the City of Brooksville. The attorneys of the Vose Law Firm also have extensive experience representing their cities in labor arbitrations, unfair labor practices issues, and general issues relating to employment law.

EE. Municipal and County Charters

The Vose Law Firm and its attorneys have extensive experience in representing cities and counties with regard to charter government, including but not limited to charter amendments, charter review, and the interaction of municipal and county ordinances under governing county charter provisions. Notably, Wade Vose and Vose Law Firm LLP have served three times as General Counsel to the Orange County Charter Review Commission, joining former Orange County Mayor and U.S. Senator Mel Martinez as the only other attorney to have served as General Counsel to the Orange County Charter Review Commission more than once. Mr. Vose prepared the ballot title, ballot summary, and amended charter language for each of the 2012, 2016, and 2024 CRC-initiated charter amendments, with a specific focus on both clarity of the ballot language for the voter, and strict compliance with the exacting standards of Section 101.161, Fla. Stat. and the extensive specialized case law governing the wording of ballot referenda.

In 2013-2014, Mr. Vose served as counsel to the City of Bunnell Charter Review Committee, which was engaged in a comprehensive review of its city charter. Mr. Vose

provided substantial legal and procedural guidance to that committee throughout its deliberations, resulting in Mr. Vose preparing the ballot titles, ballot summaries, and charter amendment language for seven (7) charter referendum questions placed on the municipal ballot. In 2014, Mr. Vose also served as counsel and facilitator to the City of Deltona Charter Review Committee, which resulted in three (3) charter referendum questions prepared by Mr. Vose placed on the municipal ballot. Mr. Vose recently completed assisting the Town of Pierson with a comprehensive review and rewrite of its town charter, which had not been revised or modernized since 1929.

Mr. Vose and the Vose Law Firm also served as General Counsel to the 2016 and 2024 Pinellas County (home of St. Petersburg, Clearwater, and Largo) Charter Review Commissions, notably in 2016 the formative first time that CRC has chosen an attorney unaffiliated with the Pinellas County Attorney's Office. Pinellas County is the most urbanized county in the State of Florida, and Mr. Vose and the Vose Law Firm represented that CRC as it reconsidered the balance of power between the County and its 24 municipalities, as well as between the County and its constitutional officers. In addition, Mr. Vose and the Vose Law Firm served as General Counsel to the 2016 Brevard County Charter Review Commission, 2018 Clay County Charter Review Commission, and the 2020 Alachua County Charter Review Commission.

FF. Municipal Bonds

The Vose Law Firm and its attorneys have extensive experience representing municipalities in a variety of municipal bond matters as local bond counsel. The firm has the appropriate expertise to work hand in hand with professional bond counsel and financial consultants to accomplish bonding for a variety of municipal purposes.

GG. Representation of clients relating to gambling issues and "Internet Cafes"

The Vose Law Firm and its attorneys have represented local governments in matters relating to gambling and Internet Cafes. The cities of Cocoa Beach, South Daytona, Bunnell, and Deltona have faced numerous issues as to illicit gambling activities in the city limits and the Vose Law Firm has provided expert legal services which successfully addressed those issues.

HH. Medical Marijuana issues

The attorneys of the Vose Law Firm have made numerous presentations on the subject of medical marijuana and the appropriate manner for local governments to deal with matters related to that subject. Wade Vose has made numerous public presentations to groups of local government officials on this subject, and has been on several television presentations on this issue. Both Wade Vose and Becky Vose have drafted medical marijuana ordinances for the respective clients they represent. Each client has dealt with

the issue in a different way dependent upon the respective concerns of each of the local governments represented.

II. Bert J. Harris Act matters

The attorneys of the Vose Law Firm have been heavily involved in defending local governments in Bert J. Harris litigation. A few years ago, the City of Anna Maria received in the last year over 100 Bert J. Harris claims, and the local government lawyers of the Vose Law Firm were actively involved in handling those claims. Those claims have been settled with no financial payments by the City.

JJ. Vacation Rental Issues

The City of Anna Maria hired the Vose Law Firm as its City Attorney in the middle of its life and death struggle with Vacation Rentals that were about to "take over" the City. The Vose Law Firm drafted one of the State of Florida's first Vacation Rental Ordinances and successfully defended that ordinance (which evolved over time) in five different legal challenges. The City of Anna Maria has one of the few Vacation Rental Ordinances that has withstood multiple legal challenges, and the City is now flourishing with well-regulated Vacation Rentals. The Vose Law Firm also recently wrote a Vacation Rental Ordinance for the City of Cocoa Beach, which has very different concerns regarding Vacation Rentals.

KK. Forfeiture

The attorneys of the Vose Law Firm have handled extensive forfeiture matters for the clients it has represent over the years. However, due to recent changes in legislation, the firm's local government clients are not as inclined to file forfeitures due to prohibitively high costs involved (unrelated to legal expenses).

LL. Pension matters

The attorneys of the Vose Law Firm regularly interface with pension counsel representing various pension boards and give their cities legal advice regarding the effect pension matters will have on the governmental entity. The firm recently represented the City of Brooksville regarding the closing of a pension plan after the disbandment of that city's police department.

MM. Representation of Government-Owned General Aviation Airport

Our firm also has extensive experience representing a government-owned general aviation airport. Our firm is County Attorney for Okeechobee County, which operates an active general aviation airport (ICAO: KOBE) and its associated Fixed Base Operator ("FBO"), and our firm has represented the airport in a multitude of matters, including,

but not limited to advice concerning compliance with FAA Grant Assurances, disposal of derelict and abandoned aircraft under Sec. 705.183, Fla. Stat., acquisition of a FBO, operation by the County as an FBO, adoption of airport regulations, fees, and service charges under Sec. 332.08, Fla. Stat., hangar leases and evictions, FDOT certifications, agreements with rental car providers, airport protection zoning, and specialized litigation involving an approved airport master plan.

NN. Other specific local government experience not listed above

The Vose Law Firm has also represented cities relating to the following matters:

i) Civil rights defense – USCA, Title VII litigation
ii) Litigation relating to qualifications for election
iii) Redistricting to comply with Federal Court Orders
iv) Disputes between governmental entities relating to zoning and land use
v) Intergovernmental agreements
vi) FEMA reimbursement issues
vii) Labor law, employee disputes, and employee discharge hearings
viii) Historic Preservation
ix) Construction Industry Board of Appeals – establishment and representation
x) Public Employee Relations Commission hearings and appeals
xi) Adult entertainment and bookstore ordinances; bingo regulation
xii) Trap, Neuter, Release feral cat control
xiii) Plasmapheresis facility regulation
xiv) Arbor ordinances and regulation
xv) Sexual harassment litigation
xvi) Age discrimination litigation
xvii) Police legal advisor issues
xviii) Alarm ordinance regulation
xix) Cable TV regulation
xx) Cell phone tower regulations
xxi) Leasing of public property for private use
xxii) Local counsel for bond issues
xxiii) Land banking for future public use
xxiv) Federal grant applications and administration
xxv) Defense of inverse condemnation claims due to restrictive zoning
xxvi) Marina leases
xxvii) Sale/lease back agreements for city
xxviii) Code Enforcement foreclosures
xxix) Annexation disputes
xxx) Noise ordinances
xxxi) Inverse condemnation actions relating to environmental damages
xxxii) Residential Prison Diversion Programs

xxxiii) Mortgage Foreclosure Registration
xxxiv) HUD Uniform Relocation Act requirements
xxxv) Construction Regulation Boards
xxxvi) ADA compliance issues
xxxvii) Customary Beach Use Ordinances
xxxviii) Declarations of Emergency
xxxix) Dogs on the beach regulations and ordinance

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

List of Governmental Clients Represented in the Last 10 Years

City of Cocoa Beach – City Attorney
Comprehensive City Attorney Legal Services

City of South Daytona – City Attorney
Comprehensive City Attorney Legal Services

City of Daytona Beach Shores – City Attorney
Comprehensive City Attorney Legal Services

City of Anna Maria – City Attorney
Comprehensive City Attorney Legal Services

Town of Fort Myers Beach – Town Attorney
Comprehensive Town Attorney Legal Services

City of Brooksville – City Attorney
Comprehensive City Attorney Legal Services

City of St. Pete Beach – Interim City Attorney
Comprehensive City Attorney Legal Services

City of Bunnell – City Attorney
Comprehensive City Attorney Legal Services

City of Rockledge - City Attorney
Comprehensive City Attorney Legal Services

City of Neptune Beach – City Attorney
Comprehensive City Attorney Legal Services

Village of Indiantown – Village Attorney
Comprehensive Village Attorney Legal Services

Town of Oakland – Town Attorney
Comprehensive Town Attorney Legal Services

City of Naples – City Attorney
Comprehensive City Attorney Legal Services

City of Deltona – City Attorney
Comprehensive City Attorney Legal Services

City of Dade City – City Attorney
Comprehensive City Attorney Legal Services

Town of Pierson – Town Attorney
Comprehensive Town Attorney Legal Services

Okeechobee County – County Attorney
Comprehensive County Attorney Legal Services

Barefoot Bay Recreation District – General Counsel
Comprehensive General Counsel Legal Services

Sun 'N Lake Recreation District – General Counsel
Comprehensive General Counsel Legal Services

Orange County, Florida – Charter Review Commission General Counsel; Special Litigation Counsel; General Counsel to Fire and Life Safety Board
Representation of 2016 and 2024 Orange County Charter Review Commissions; representation of Orange County in code enforcement foreclosure litigation; and serve as General Counsel to Fire and Life Safety Board of Adjustments and Appeals.

Monroe County, Florida – Special Litigation Counsel
Represent Monroe County in Code Enforcement Foreclosure litigation

Pinellas County, Florida – General Counsel to Charter Review Commission (2015-2016 and 2023-2024) and Counsel to Pinellas County Redistricting Board
General Counsel for Pinellas County Charter Review Commission (2015-2016 and 2023-2024), and Counsel to Pinellas County Redistricting Board.

Alachua County, Florida – General Counsel to Charter Review Commission (2019-2020)
General Counsel for Alachua County Charter Review Commission (2019-2020).

Brevard County, Florida – General Counsel to Charter Review Commission (2015-2016)
General Counsel for Brevard County Charter Review Commission (2015-2016).

Clay County, Florida – General Counsel to Charter Review Commission (2018)
General Counsel for Clay County Charter Review Commission (2018).

City of Bradenton – Charter Review Counsel
Special Counsel for City of Bradenton Charter Review.

Seminole County Supervisor of Elections – Counsel to Supervisor of Elections
Provided legal services to the Seminole County Supervisor of Elections

Seminole County Tax Collector – Counsel to Tax Collector's Office
Provided legal services to the Seminole County Tax Collector's Office

City of Ft. Pierce – Special Investigator (investigating City Attorney)
Becky Vose was hired by the Florida League of Cities to investigate the City Attorney of Ft. Pierce due to sexual harassment charges.

City of St. Augustine – Special Magistrate (Becky Vose)
Act as Special Magistrate for City of St. Augustine

City of Satellite Beach – Special Magistrate (Wade Vose)
Act as Special Magistrate for City of Satellite Beach

City of Davenport – Special Magistrate (Nancy Stuparich)
Act as Special Magistrate for City of Davenport

City of Ponce Inlet – Special Magistrate (Stephanie Velo)
Act as Special Magistrate for City of Ponce Inlet

Melbourne Village – Special Magistrate (Garrett Olsen)
Act as Special Magistrate for Melbourne Village

EXPERIENCE AND QUALIFICATIONS OF ATTORNEYS AND PRIMARY TOWN ATTORNEY



NANCY ANN M. STUPARICH
Primary Town Attorney

Partner, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: nstuparich@voselaw.com

EDUCATION AND BAR DATA

Florida State University, B.A., cum laude, 1982. (Government/International Affairs)
University of Florida, J.D., 1985 (Law)
Florida State University, MPA & MSP, 1997 (Public Administration/Urban Planning)

Admitted: Florida Bar – Member in Good Standing (No. 646342) 1987
U.S. District Court, Middle District of Florida

PROFESSIONAL EXPERIENCE & POSITIONS HELD

Public Sector:

Town Attorney – Town of Fort Myers Beach, FL Responsibilities include management of the Vose Law Firm's representation of the Town of Fort Myers Beach. Primary duties include attendance and providing legal support to the mayor and town council members, appointed members of town boards including but not limited the Local Planning Agency, etc., the Town Manager, as well as town staff. Additional responsibilities include supervision and coordination with other members of the Vose Law firm performing legal services.

City Attorney – City of Naples, FL Responsibilities include management of the Vose Law Firm's representation of the City of Naples. Primary duties include attendance and providing legal support to the mayor and city council members, appointed members of city boards including but not limited the Planning Advisory Board, the Design Review Board, Code Enforcement Board, etc., Charter Officers (City Manager and City Clerk) as well as city staff. Additional responsibilities include supervision and coordination with other members of the Vose Law firm performing legal services.

Assistant City/Town Attorney for the cities of St. Pete Beach, Anna Maria, Bunnell, and Cocoa Beach, Florida. Responsibilities include providing support to Vose Law Firm

attorneys serving as primary City Attorney in these cities. Duties and responsibilities vary and can include attending public meetings, drafting ordinances, resolutions, policies, agreements, collective bargaining negotiations and other legal documents, representing the city in circuit/county court and quasi-judicial hearings.

Deputy County Attorney for Okeechobee County Duties and responsibilities can vary and include review of contract documents, ordinances, policies, attendance at Planning Board meetings, Code Enforcement Special Magistrate hearings, Construction Industry Licensing Board public hearings, Canvassing Board public meetings, representing the County in county court hearings.

City Attorney, Brooksville, Florida. Responsibilities included providing legal counsel to the City of Brooksville City Council, its and Charter Officers and Department Heads. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

Town Attorney, Oakland, Florida. Responsibilities included providing legal counsel to the Town of Oakland Town Commission, its and Charter Officers and Department Heads. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

City Attorney, Dade City, Florida. Responsibilities included providing legal counsel to the City of Dade City Commission, its Charter Officers, and Police Chief. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

Special Magistrate, City of Davenport, Florida. Preside as the special magistrate for review of code enforcement cases presented by the City of Davenport Code Enforcement Officer.

County Attorney, DeSoto County, Florida. Responsibilities included independently providing legal services to the DeSoto County Board of County Commissioners; drafting written and providing oral legal opinions; participation in public hearings and workshops of the BCC, Planning Board, Code Enforcement Special Magistrate; drafting ordinances, resolutions and negotiation of contracts; defending the county in litigation matters; working with outside legal counsel and staff; and other duties as needed.

Assistant County Attorney, Escambia County, Florida. Responsibilities included representing the county on general county government matters at workshops, public hearings and in court; drafting ordinances, resolutions and contracts; negotiating and completing the purchase, sale and disposition of county real estate assets; serving as the attorney to the Board of Adjustment, Planning Board and the Escambia County Canvassing Board; responding to questions from staff and County Commissioners regarding local government issues; and other projects as assigned by the County Attorney. Awarded recognition as "Employee of the Month" for work and coordination of a tri-party agreement bringing minor league hockey to the county.

Assistant General Counsel, Florida League of Cities. Responsibilities included legislative lobbying; serving as a liaison to the Governor's Property Rights Study Commission II; legal research concerning municipal issues; preparing appellate briefs; preparing the Florida Municipal Attorneys Newsletter; assisting and document drafting for the purchase of Sittig Hall; serving as staff to the Juvenile Justice/Criminal Policy Committee; responding to correspondence and questions from member city officials; and other duties as assigned.

Director Growth Management, Escambia County, Florida. Responsibilities included directing and managing the Escambia County Department of Growth Management, which consisted of the Divisions of Development Services (development order approval), Long-Range Planning (county-wide growth management planning) and Technical Services (management functions); presentations to the Board of County Commissioners and other public groups; and other duties as assigned by the County Administrator.

Of Counsel, Weiss, Serota, Helfman, Pastoriza, Cole, & Boniske, P.L. Responsibilities included providing legal services to various municipalities regarding land use and local government matters; representing quasi-judicial boards; drafting ordinances and resolutions; researching municipal codes, and other duties as assigned.

Staff Attorney, Second District Court of Appeal. Responsibilities included preparing legal memoranda; reviewing appellate briefs and pleadings; presenting oral argument waived cases to panels of three appellate judges; and assisting in drafting & proofing appellate opinions for the Honorable Judge John Scheb (deceased).

Trial Court Law Clerk, 10th Judicial Circuit. Responsibilities included reviewing civil complaints and pleadings; preparing legal memoranda and providing assistance to several circuit civil judges on complex litigation; and other duties as assigned.

Public Sector Appointments (Former):
Member of the City of Clermont Community Redevelopment Board
Member of the Northwest Florida Water Management District Board
Member of the City of Pensacola Planning Commission

Private Sector Representation (Former):

General Counsel, Maruti Fleet Management, Inc. Responsibilities included management of pending insurance claims with adjusters, mediation and settlement of pending litigation, contract review, and personnel issues.

Risk Manager, Florida Lawyers Mutual Insurance Company. Responsibilities included developing and delivering risk management services to insured attorneys to avoid potential legal malpractice claims; presentation of continuing legal education seminars to attorneys; drafting a risk management newsletter and digital risk alerts.

Associate, Freeman, Haber, Rojas & Stanham, LLP. Responsibilities included closing real estate transactions involving primarily foreign clients; drafting corporate documents, agreements and real estate documents; review of title and land use issues; review of commercial leases; supervision of paralegals; and legal research.

Underwriting Counsel, Attorneys Title Insurance Fund, Inc. Responsibilities included identifying and resolving title defects; teaching attorneys and paralegals real estate closing procedures using ATIDS and DoubleTime software program; publication of legal articles for THE FUND CONCEPT; speaking and participating as a panelist at the Fund's Annual Assembly and Affiliate Assembly; and other duties as assigned.

Title Attorney, Lawyers Title Insurance Corporation. Responsibilities included coordinating and closing commercial real estate transactions; reviewing and preparing real estate documents in conjunction with the issuance of title insurance; responding to underwriting questions; and other duties as assigned.

PROFESSIONAL, COMMUNITY AFFILIATIONS, PUBLICATIONS & ACTIVITIES:

CURRENT: Certified as a Labor Relations Professional by the Florida Public Employers Labor Association; Designated a FRA-Redevelopment Professional by the Florida Redevelopment Association; member of the City, County & Local Government Section of The Florida Bar; member of the Environmental and Land Use Section of The Florida Bar; member of the Animal Law Section of The Florida Bar. FORMER: Appointed member of the 18th Judicial Circuit Unauthorized Practice of Law Committee "B"; member of Impact Lake County; member of the South Lake Chamber of Commerce Economic and Policy Committee; Florida Land Use & Environmental Dispute Resolution Special Magistrate for Lake County, Florida, graduate of the City of Oviedo Citizens Police Academy, member of the Executive Council of the City, County and Local Government Section of The Florida Bar; member of the LOMAS Advisory Board; The Florida Bar Convention Committee; former member of The Florida Bar Senior Committee, The Florida Bar Diversity Committee and other local bar associations; Certified Circuit Court Mediator (24865R); participant in the Hillsborough County Guardian Ad Litem Program; co-chair of the International Energy Conference, Rio de Janiero, Brazil; member of Leadership

Miami; member of the American Planning Association; chair of the Organizing Committee for the Quietwater Thunder Formula One/Two Power Boat Grand Prix Race--Pensacola Sports Association; graduate Leadership Pensacola; adjunct professor for real estate at University of West Florida, Legal Administration Program; member, Junior League of Pensacola; sustainer in Miami Junior League; graduate, City of Pensacola Citizens Police Academy; graduate, Escambia County Sheriff's Citizens Law Enforcement Academy; member of Five Flags Rotary International; member of Panhandle Tiger Bay Club; member Escambia and Santa Rosa County Bar Association; member of Pensacola Runners Association, race director, 1997 Downtown Christmas 5K Run & inaugural 1998 PRA Downtown Christmas Parade Dash; co-author of "Private Property Rights: Regulating the Regulators" published in The Florida Bar Journal, January 1996; Tallahassee Women Lawyers Board Member.

PERSONAL:

Nancy Stuparich is a native Floridian from Tampa, Florida current residence in Clermont, Florida (aka "Choice of Champions"); enjoys travel; runner/triathlete who completed a marathon in all 50 states and participated in several Ironman races (Florida, Brazil, Louisville, Texas, Kalamar), finisher of the Great Floridian Triathlon (Clermont, Florida) and RAGBRAI (Register's Annual Great Bicycle Ride Across Iowa), Volunteer at Challenge Daytona, knowledge of conversational Italian & Spanish.

GRETCHEN R. H. ("BECKY") VOSE



Founding Partner, Vose Law Firm LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Cell: (407) 448-0111
Facsimile: (407) 628-5670
Email: bvose@voselaw.com

Martindale-Hubbell AV PREEMINENT Peer Rated for Highest Level of Professional Excellence 2024

EDUCATION AND BAR DATA

Law Degree:	J.D. with High Honors. 1973. University of Florida College of Law, Gainesville, Florida
Grade Average:	3.6 (four point system) Number 1 in Class
Undergraduate Degree:	B.A. in English with High Honors. 1970 Emory University, Atlanta, Georgia
Member/Admitted:	Florida Bar – Member in Good Standing since 1973 50 YEAR MEMBER – FLORIDA BAR Bar No. 169913 U.S. District Court, Middle District of Florida U.S. Fifth Circuit Court of Appeals U.S. Eleventh Circuit Court of Appeals U.S. Court of Appeals for Federal Circuit Orange County Bar Association
Rated:	AV by Martindale-Hubbell (highest rating awarded) Listed in Martindale-Hubbell Bar Register of Preeminent Lawyers

BAR RELATED ACTIVITIES AND HONORS

City, County & Local Government Law Section of Florida Bar
Chairperson, Women in Law Committee, Orange County Bar Association
Fee Arbitration Committee, Orange County Bar Association
Central Florida Association of Women Lawyers
Member, Eminent Domain Committees, Florida Bar and American Bar
Volunteer Guardian Ad Litem Orange Co. Legal Aid Soc. - Cited for Exceptional Service
Volunteer to Homeless Advoc. Program of Orange Co. Bar – Cited for Exceptional Service

LAW SCHOOL POSITIONS AND HONORS

Editorial Board, University of Florida Law Review
Order of the Coif
Senior Class President - University of Florida Law School
Law Center Scholarship
Chairperson of Council of Ten

PUBLICATION

Environmental Survival Kit for Real Estate Professionals (Book and disk. Purchased in the 1990's by the Florida Board of Realtors to be used for continuing education purposes.)

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Assistant City Attorney, Orlando, Florida
Managing Partner/Chairperson, Real Estate Department, Shutts & Bowen Orlando office
Founding Partner, Vose Law Firm, LLP
City Attorney, City of Cocoa Beach
City Attorney, City of Anna Maria
City Attorney, City of Daytona Beach Shores
City Attorney, City of Brooksville
City Attorney, City of St. Pete Beach
City Attorney, City of Naples
City Attorney, City of Winter Garden
City Attorney, City of Edgewood
City Attorney, City of St. Cloud
City Attorney, City of Eagle Lake
City Attorney, City of Longwood
City Attorney, City of Windermere
City Attorney, City of Deltona
Town Attorney, Town of Fort Myers Beach
Town Attorney, Town of Oakland
General Counsel for North Lake County Hospital Board of Trustees
Attorney for City of Orlando Code Enforcement Board
Special Counsel to City of Orlando as to Eminent Domain matters
Special Counsel to Cities of Ocoee and Casselberry
Special Counsel to Orange County Sheriff's Office
City Prosecutor for City of Orlando
Special Counsel to Orange County as to Code Enforcement Foreclosures
Special Counsel to Orange County as to Environmental Claims
Special Litigation Counsel to Orange County Property Appraiser
General Counsel for Green Swamp Land Authority
Counsel to Orange County Fire and Life Safety Code Board of Adjustments and Appeals
Special Counsel to Orange County as to §1983 Civil Rights Litigation
Eminent Domain Mediation Services for: FDOT; Florida Turnpike Authority; Seminole, Orange, Hillsborough, Lake and Polk Counties
Certified Circuit Court Mediator
Nominated for Appointment to Fifth District Court of Appeal

Biographical Sketch - Gretchen R. H. "Becky" Vose

Becky Vose graduated first in her law school class at the University of Florida College of Law, in 1973. While a law student, she was Senior Class President, Chairperson of the Council of Ten, on the editorial board of the University of Florida Law Review, and recipient for three years of a Law Center Scholarship. Upon graduation, she was tapped for membership in Order of the Coif.

In 1973, Becky was admitted to the Florida Bar and began her legal career as an Assistant City Attorney for Orlando. Thereafter she formed the law firm that is the predecessor to the Vose Law Firm. In 1981, she was recruited by Shutts & Bowen to open a branch office in Orlando and served as its managing partner. She was honored by being nominated by the Judicial Nominating Commission for a seat on the Fifth District Court of Appeal.

Over her 51 years of local government representation, Becky Vose has held the position of City Attorney for fifteen (15) cities – Naples, Cocoa Beach, St. Pete Beach, Daytona Beach Shores, Anna Maria, Brooksville, Fort Myers Beach, Winter Garden, Edgewood, Longwood, Windermere, Oakland, Eagle Lake, St. Cloud, Deltona. She also has done major work for Orange County government as to matters ranging from complex environmental litigation and the defense of §1983 Civil Rights claims. She also represented the Orange County Property Appraiser (OCPA) in a multi-year complex intellectual property lawsuit about the software utilized by the Property Appraiser's office. She also held the positions of General Counsel to the North Lake County Hospital Board of Trustees and the Green Swamp Land Authority.

Becky has taught at numerous continuing legal education seminars to other attorneys and has regularly presented seminars and instructional sessions for employees and officials of governmental clients. Ms. Vose is rated A-V Preeminent, which is the highest rating given by Martindale-Hubbell, and she has also been listed in the Martindale-Hubbell Bar Register of Preeminent Lawyers.

WADE CHRISTOPHER VOSE



Managing Partner, Vose Law Firm LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Cell: (321) 299-2289
Facsimile: (407) 628-5670
Email: wvose@voselaw.com

THE FLORIDA BAR BOARD CERTIFIED CITY, COUNTY & LOCAL GOVERNMENT LAW

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EDUCATION AND BAR DATA

Legal

University of Florida College of Law
Gainesville, FL
J.D. with Honors, May 2003
Book Awards:
- Environmental Law
- Intellectual Property Law
- Family Law

Recipient of the Levin College of Law Leonard Scholarship

Undergraduate

University of Florida
Gainesville, FL
B.A. in Political Science, with Honors, May 2000
National Merit Scholar / Florida Academic Scholar
Omicron Delta Kappa Leadership Honorary

Preparatory

Bishop Moore Catholic High School
Orlando, FL
Graduated with Highest Honors, May 1996
Student Body President & Valedictorian

Admitted

Florida Bar – Admitted & Member in Good Standing since 2003
Bar No. 685021
U.S. District Court, Middle District of Florida
U.S. District Court, Northern District of Florida
U.S. District Court, Southern District of Florida
Orange County Bar Association
City, County, and Local Government Law Section – Florida Bar
Environmental & Land Use Law Section – Florida Bar

Certification Board Certified in City, County and Local Government Law

PROFESSIONAL EXPERIENCE

Vose Law Firm LLP (Winter Park, FL)

Managing Partner – As managing partner of an AV-rated statewide local government law firm serving as City Attorney for ten cities and County Attorney for one county, in addition to extensive specialized representation for local governments statewide, responsible for overseeing every segment of the local government representation process, including representation of local government commissions, councils, and boards, client counseling of elected officials, city and county managers/administrators, department heads, staff, and appointed officials, evaluation of claims and defenses, development of litigation strategies, preparation of ordinances, resolutions, development agreements, pleadings, discovery, motions, and memoranda, and argument before trial and appellate courts. January 2004 to present.

City of South Daytona, Florida (South Daytona, FL)

City Attorney – Wade Vose serves as City Attorney to the City of South Daytona, a residential and business-friendly city bordering the Halifax River. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. November 2020 to present.

Village of Indiantown, Florida (Indiantown, FL)

Village Attorney – As Village Attorney to Florida's newest municipality, just formed at the end of 2017, responsible for providing legal advice to the Village Council, Village Manager, Village boards and staff as the Village charts its own course, drafting ordinances, resolutions, and agreements, handling real estate transactions, and conducting litigation on behalf of the Village. September 2018 to present.

City of Rockledge, Florida (Rockledge, FL)

City Attorney – Wade Vose serves as City Attorney to the City of Rockledge, Brevard County's oldest city, located along the picturesque Indian River. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. December 2024 to present.

City of Oviedo, Florida (Oviedo, FL)

City Attorney – Wade Vose serves as City Attorney to the City of Oviedo, a growing city in east Seminole County. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. June 2025 to present.

City of Cocoa Beach, Florida (Cocoa Beach, FL)

City Attorney – Vose Law Firm, Becky Vose, and Wade Vose jointly serve as City Attorney to the City of Cocoa Beach, the famous beach community on Florida's Space Coast. Responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. July 2017 to present.

City of Bunnell, Florida (Bunnell, FL)

City Attorney – As City Attorney for this Flagler County city that serves as county seat and is the second largest city geographically in Florida (after Jacksonville), responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City. October 2013 to present.

City of Anna Maria, Florida (Anna Maria, FL)

City Attorney – Vose Law Firm, Becky Vose, and Wade Vose jointly serve as City Attorney to the City of Anna Maria, an idyllic coastal city on Anna Maria Island in the Gulf of Mexico. Responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. March 2015 to present.

City of Satellite Beach, Florida (Satellite Beach, FL)

Special Magistrate – As the first Code Enforcement Special Magistrate for the City of Satellite Beach, a coastal city located near Patrick Air Force Base in Brevard County, responsible for serving as an impartial magistrate to adjudicate violations of the City of Satellite Beach code of ordinances. February 2017 to present.

Okeechobee County Board of County Commissioners (Okeechobee, FL)

County Attorney – As County Attorney for the only county strategically located in both Florida's Treasure Coast and Florida's Heartland, responsible for protecting the legal interests of Okeechobee County by providing comprehensive and quality legal services to the Board of County Commissioners, the County Administrator, and Department Heads, providing legal advice to the Board of County Commissioners and other county boards at public meetings, drafting county ordinances and resolutions, drafting and reviewing county contracts, and conducting litigation on behalf of the County. November 2019 to March 2025.

2024 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2024 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. April 2023 to November 2024.

2024 Pinellas County Charter Review Commission (Clearwater, FL)

General Counsel – As General Counsel to the commission empowered by the Pinellas County Charter to review, on behalf of the citizens of Pinellas County, the operation of county government in order to recommend amendments to the Pinellas County Charter, responsible for advising the 2024 Pinellas County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. September 2023 to November 2024.

2016 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2016 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. March 2015 to November 2016.

2016 Pinellas County Charter Review Commission (Clearwater, FL)

General Counsel – As General Counsel to the commission empowered by the Pinellas County Charter to review, on behalf of the citizens of Pinellas County, the operation of county government in order to recommend amendments to the Pinellas County Charter, responsible for advising the 2016 Pinellas County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. September 2015 to November 2016.

2016 Brevard County Charter Review Commission (Viera, FL)

General Counsel – As General Counsel to the commission empowered by the Brevard County Charter to review and propose amendments to the Brevard

County Charter, responsible for advising the 2016 Brevard County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. October 2015 to November 2016.

2020 Alachua County Charter Review Commission (Gainesville, FL)

General Counsel – As General Counsel to the commission empowered by the Alachua County Charter to review and propose amendments to the Alachua County Charter, responsible for advising the 2020 Alachua County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. October 2019 to November 2020.

2018 Clay County Charter Review Commission (Green Cove Springs, FL)

General Counsel – As General Counsel to the commission empowered by the Clay County Charter to review and propose amendments to the Clay County Charter, responsible for advising the 2018 Clay County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. December 2017 to July 2018.

2012 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2012 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. August 2011 to November 2012.

Pinellas County, Florida (Clearwater, FL)

Counsel, County Attorney Oversight Committee – The County Attorney Oversight Committee is a unique collegial body created pursuant to Section 4.02 of the Pinellas County Charter, consisting of the seven members of the Pinellas County Commission, plus the five Pinellas County constitutional officers (Sheriff, Tax Collector, Property Appraiser, Supervisor of Elections, and Clerk of the Circuit Court), organized to select, terminate, and annually review, the Pinellas County Attorney. As Counsel to the Committee, responsible for providing outside and

impartial legal advice throughout its process of selection, termination, and annual review of the Pinellas County Attorney. February 2017 to present.

Counsel, County Redistricting Board – The County Redistricting Board is a board created pursuant to Section 3.04 of the Pinellas County Charter, appointed by the Board of County Commissioners after each decennial census to develop and propose county redistricting plans to the BOCC. As Counsel to the Board, responsible for providing outside and impartial legal advice throughout its redistricting proposal development process, including application of the Pinellas County Charter's unique CRB criteria modeled on the Florida Constitution's Fair Districts standards. August 2021 to December 2021.

Town of Pierson, Florida (Pierson, FL)

Town Attorney – As Town Attorney for the Town of Pierson, a small Volusia County town known as the "Fern Capital of the World," responsible for providing legal advice to the Town Council and other Town boards at public meetings, advising all Town staff, drafting ordinances and resolutions, and conducting litigation on behalf of the Town. June 2015 to February 2020.

City of Deltona, Florida (Deltona, FL)

Chief Assistant City Attorney – Vose Law Firm and its Founding Partner, Becky Vose, served for over half a decade as City Attorney to the City of Deltona, an 87,000 resident community in Volusia County. As Chief Assistant City Attorney, responsible for providing legal advice to City Commission and other City boards at public meetings, as necessary, drafting of city ordinances and ordinance amendments, and litigation on behalf of the City. June 2011 to February 2017.

Eighth Judicial Circuit State Attorney's Office (Gainesville, FL)

Certified Legal Intern – Responsible for prosecution of criminal cases as the sole Certified Legal Intern in the Bradford County, Florida office of the Eighth Circuit State Attorney's Office. January 2003 to May 2003.

Ninth Judicial Circuit of Florida (Orlando, FL)

Judicial Law Clerk - Clerked for Circuit Judge Walter Komanski. Responsible for conducting legal research, drafting legal memoranda, final judgments and other judicial orders, and assisting the judge throughout a variety of trials and hearings. May 2001 to August 2001.

PROFESSIONAL ACTIVITIES, AWARDS, AND COMMUNITY INVOLVEMENT

Orange County Government

Authority Member – Orange County Industrial Development Authority (2014 to 2016) **–** Serve as one of five governing members of an industrial development authority responsible for issuing industrial development revenue bonds for the purpose of financing the costs of industrial or manufacturing plants, research and development parks, agricultural processing or storage facilities, warehousing or

distribution facilities, headquarters facilities, tourism facilities, educational facilities, commercial projects in enterprise zones, and health care facilities.

Chairman – Neighborhood Grants Advisory Board (Chairman – Oct. 2008 to Oct. 2009, Vice Chairman – Oct. 2007 to Oct. 2008, Member – Aug. 2006 to May 2011) **–** Responsible for approving criteria for neighborhood grant programs, overseeing the application review process, approval of recommended grant recipients, hearing appeals from grant applications, and monitoring progress of grant recipients.

Board Member – Orange Blossom Trail Development Board (August 2007 to Oct. 2010) **–** Responsible for promoting the economic, social, and aesthetic revitalization of the south Orange Blossom Trail area.

Orlando Business Journal

Forty Under 40, Class of 2009 – Recipient of the Orlando Business Journal's prestigious Forty Under 40 Award, spotlighting forty of the Central Florida region's top young business and civic leaders who demonstrate consistent, outstanding professional achievement and a commitment to community service.

"Reader's Choice – Best Law Firm, 2009 & 2010" – Voted by the readers of the Orlando Business Journal.

Winter Park Chamber of Commerce

Member, Government Affairs Committee – Member of the Winter Park Chamber committee responsible for advocacy on behalf of the Winter Park business community at the local and state level and educating Chamber membership about current affairs effecting the Winter Park business community.

BusinessForce - Orlando Regional Chamber of Commerce

Alumnus, Class 1 – Central Florida Political Leadership Institute – Member of the exclusive 25-person inaugural class of Business Force's Political Leadership Institute, a program designed to identify and equip Central Florida's next generation of elected leaders before they formally choose to run for a specific public office.

Rotary Club of Winter Park

Member of Board of Directors (July 2011 to June 2012)

Leadership Winter Park

Class Member, Class 20 (September 2009 to August 2010)

Leadership Orlando

Alumnus, Class 72 (March 2007 to October 2007)

Leadership Apopka

Alumnus, Class 1 (January 2008 to November 2008)

Orange County Bar Association

Committee Member – Young Lawyers Oath of Admissions Committee (June 2004 to September 2005)

Tiger Bay Club of Central Florida

Member (January 2005 to present)

Apopka Area Chamber of Commerce

Businessman of the Year 2008-2009

Chairman – Apopka Area Political Alliance (Apopka Chamber PAC) (August 2008 to February 2012)

Chairman – Issues & Government Affairs Committee (August 2007 to August 2009)

Member of Board of Directors (June 2007 to February 2012)

Biographical Sketch - Wade C. Vose

Wade Vose is the managing partner of the Vose Law Firm. He is Board Certified by the Florida Bar in the area of City, County, and Local Government Law, and rated AV Preeminent by Martindale-Hubbell. He is a native Floridian and proud "double Gator" having graduated with Honors from the University of Florida College of Law.

Wade serves as the City Attorney for the City of South Daytona, City Attorney for the City of Rockledge, Co-City Attorney for the City of Cocoa Beach, Village Attorney for the Village of Indiantown (Florida's newest municipality), and Special Magistrate for the City of Satellite Beach. Throughout his career, Wade has also served as County Attorney for Okeechobee County, City Attorney for the City of Bunnell, Town Attorney for the Town of Pierson, Chief Assistant City Attorney for the City of Deltona, Counsel to the Pinellas County Redistricting Board, Counsel to the Seminole County Tax Collector's Office, Counsel to the Seminole County Supervisor of Elections' Office, and General Counsel to a total of eight (8) County Charter Review Commissions in five (5) different charter counties (Orange – 2011-2012, 2015-2016, 2023-2024; Pinellas – 2015-2016, 2023-2024; Brevard – 2015-2016; Clay – 2018; Alachua – 2019-2020), in addition to a range of other specialized representation statewide. Wade lives in Maitland with his wife and three daughters.



PAUL R. WATERS

Partner, Vose Law Firm, LLP
146 Istoria Drive
St. Augustine, Florida 32095
Telephone: (904) 495-1054
Email: paul@voselaw.com

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EDUCATION AND BAR DATA

Law Degree:	**Florida Coastal School of Law** **Jacksonville, Florida** Juris Doctor, May 2004
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.A. in Legal Studies, May 1998 Dean's List
Member/Admitted:	Florida Bar – Admitted and member in good standing – Bar No. 817651 Texas Bar – Inactive – Bar No. 24102728

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

City of Bunnell, Florida (Bunnell, FL) - Present

City Attorney – As City Attorney to this Flagler County city that serves as county seat and is the second largest city geographically in Florida (after Jacksonville), responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City.

City of Neptune Beach, Florida (Neptune, FL) - Present

City Attorney – As City Attorney to this beachfront Duval County city, responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City.

Assistant City/Town/Village Attorney (Various Municipalities) - Present

Provides effective legal services and counseling to the cities of Daytona Beach Shores, South Daytona, Cocoa Beach, Anna Maria, and Brooksville; the Village of Indiantown, and the Town of Oakland with a client-centered approach. Duties

include drafting ordinances, resolutions, policies, agreements, legal memoranda, and other legal documents; representing municipalities throughout all phases of litigation, including developing and executing litigation strategies, drafting motions, pleadings, and written discovery, as well as preparing municipal staff and law enforcement officers for hearings; and advising boards on substantive and procedural legal issues during public hearings and workshops.

Okeechobee County (Okeechobee, FL)

Assistant County Attorney – Executes comprehensive and quality legal strategies and services for the Board of County Commissioners. Duties include preparing legal documents, including ordinances, resolutions, and contracts, and advising and representing County staff.

Vilano Management and Postal Fleet Services (St. Augustine)

Corporate Counsel (2020 – 2022)

- Advise other senior leaders on legal issues involved with operating a $300M per year transportation company.
- Oversee regulatory compliance and respond to investigations from the Department of Labor that arise from 2,000 employees
- Oversee regulatory compliance and respond to investigations from the Department of Transportation involved with operating a fleet of over 1,500 tractor trailers
- Perform contract negotiations and draft vendor agreements, sub-contracts, real estate leases, employee leasing agreements, and equipment leasing agreements
- Handle personnel matters including disciplinary actions, lay-offs, non-disclosure agreements, draft personnel manuals, and oversee employee health & wellness plans
- Supervise litigation involving alleged wrongful termination (discrimination and retaliation), wage and hour disputes, breach of contract and insurance claims for trucking accidents

Florida Department of Business and Professional Regulation (Tallahassee)

Deputy Secretary of Professional Regulation (August 2017 – January 2019)

- Agency head in charge of six divisions and 20 professional boards
- Managed the regulation of over 900,000 professionals
- Responsible for the activities of over 450 employees
- Presented before legislative committees and conduct bill analysis

Executive Director, Florida State Boxing Commission (July 2014 - August 2017)

- Coordinated all professional boxing and mixed martial arts events throughout Florida
- Managed over 60 Commission staff and event officials
- Led project to re-write administrative rules governing combat sports
- Supervised sanctioning of reality television series "The Ultimate Fighter"

Deputy General Counsel (June 2013 - August 2014)
- Managed over 50 attorneys and office staff
- Supervised prosecution of 2,500 cases annually before agency's professional boards
- Acted as legal advisor to General Counsel and senior managers
- Served as informal hearing officer
- Conducted bill analysis, handled legislative requests and responded to media inquiries

Chief Attorney (Oct. 2010 - June 2013)
- Managed over 15 attorneys and office staff
- Supervised prosecution of over 1,000 cases annually
- Conducted hearings before Construction Industry Licensing Board

Staff Attorney (Oct. 2008 - Oct. 2010)
- Prosecuted construction contractors for violations of Florida statutes and administrative rules

Finlay Property Development, Construction and Property Management (Jacksonville)
Assistant Corporate Counsel (2005 – 2008)
- Supervised due diligence for tax-credit, construction and perm loan closings
- Litigated cases involving breach of contract, liens and construction defects
- Conducted residential closings for in-house title company (Best American Title)

Biographical Sketch – Paul R. Waters

Paul Waters is a partner with the Vose Law Firm. He serves as City Attorney for the City of Bunnell, as City Attorney for the City of Neptune Beach, and as an assistant city/county attorney for each of the firm's other local government clients. Since joining the firm in 2022, Mr. Waters has handled most of the firm's appeals, including a recent victory after oral argument before the Sixth District Court of Appeals that upheld the validity of the City of Naples' fertilizer ordinance. This ruling paves the way for other local governments to maintain clean water free from harmful pollutants that cause algae blooms, fish kills and pose human health risks. In addition, Mr. Waters successfully defended a petition for writ of certiorari challenging a city's decision to deny a development permit application. He also litigates other permit denial cases and code enforcement lien foreclosures.

Mr. Waters has a wealth of government legal representation experience, having held various supervisory legal and executive positions within the Florida Department of Business and Professional Regulation (DBPR) over an eleven-year period. He served as Deputy Secretary, which is the Agency's most senior position in charge of regulating almost one million licensees and 20 of the State's largest regulatory boards, many that directly impact local governments, including the Construction Industry Licensing Board,

the Building Code Commission, the Building Code Administrators Board, and the Real Estate Commission just to name a few.

As Deputy Secretary, Mr. Waters often testified before legislative committees and met daily with legislators and senior gubernatorial staff to resolve complex policy and legal issues. In addition, Mr. Waters served as Deputy General Counsel, which is the lead attorney in charge of seventy prosecuting attorneys and support staff which prosecuted thousands of cases annually before the Agency's boards and the Division of Administrative Hearings. He also served as the Executive Director of the Florida Athletic Commission, which oversaw all professional boxing and MMA events held in the State, many of which were major televised events including the sanctioning of the reality television show "The Ultimate Fighter."

Finally, Mr. Waters served as the Agency's informal hearing officer for a contentious casino license denial case. The case made its way to the Florida Supreme Court, which upheld Mr. Waters' decision and legal analysis.

After leaving DBPR and prior to working for the firm, Mr. Waters served three years as General Counsel for a national transportation company, which was the second largest government contractor for the United States Post Office. In that role, he oversaw regulatory compliance with federal and state departments of labor and departments of transportation arising from over 2,000 employees and 1,500 tractor trailers. Mr. Waters settled lawsuits involving wrongful termination for alleged discrimination, alleged retaliatory firings of whistleblowers, and allegations of hostile work environment. He was instrumental in the dismissal of a Department of Justice investigation involving alleged unpaid fringe benefits and wages. Finally, Mr. Waters managed outside insurance attorneys defending the company in truck accident lawsuits, some of which involved fatalities.

After graduating the University of Central Florida with a Bachelor of Arts (BA) degree in Legal Studies from the University of Central Florida, Mr. Waters served as an environmental and zoning code enforcement officer for Volusia County where he enforced one of Florida's first sea turtle lighting ordinances that "darkened" almost 36 miles of Volusia's beachfront, a very controversial program at the time. It was that experience of presenting cases before Volusia County's Code Enforcement Board that led Mr. Waters to attend law school at the Florida Coastal School of law, where he received the degree of Juris Doctor.

Mr. Waters is licensed in Florida and Texas (inactive), and he is a member of the Middle District of Florida's Federal Court Bar. He is also a member of the Volusia County Bar Association. While not working, Mr. Waters enjoys spending time outdoors with his wife and 16-year-old son surfing, fishing, and jogging.



GARRETT M. OLSEN

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Email: golsen@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**Florida State University College of Law** **Tallahassee, Florida** J.D., *cum laude* Certificate in Environmental, Natural Resources, & Land Use Law, with *honors* Dean's List
Undergraduate Degree:	**University of South Florida** **Tampa, Florida** B.A. in Economics and Philosophy, *cum laude* Dean's List
Member/Admitted:	Florida Bar – Admitted and member in good standing – Bar No. 1025600

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Sun 'N Lake of Sebring Improvement District - Present

General Counsel – As General Counsel to an independent special district with a population of 9,000, responsible for providing legal advice to the district Board of Supervisors and other district boards at public meetings as needed, advising all district departments, drafting district and reviewing district resolutions and agreements, handling real estate transactions, and conducting litigation on behalf of the district.

Barefoot Bay Recreation District - Present

General Counsel – As General Counsel to the largest Ch. 418 recreation district in Florida, located in southern Brevard County, responsible for providing legal advice to the district Board of Trustees and other district boards at public meetings as needed, advising all district departments, drafting district and reviewing district resolutions and agreements, handling real estate transactions, and conducting litigation on behalf of the district.

Assistant City/Town/Village Attorney (Various Municipalities) - Present

Provides effective legal services and counseling to the cities of Daytona Beach Shores, South Daytona, Bunnell, Cocoa Beach, Anna Maria, and Brooksville; the Village of Indiantown, and the Town of Oakland with a client-centered approach. Duties include drafting ordinances, resolutions, policies, agreements, legal memoranda, and other legal documents; representing municipalities throughout all phases of litigation, including developing and executing litigation strategies, drafting motions, pleadings, and written discovery, as well as preparing municipal staff and law enforcement officers for hearings; and advising boards on substantive and procedural legal issues during public hearings and workshops.

Okeechobee County (Okeechobee, FL)

Assistant County Attorney – Executes comprehensive and quality legal strategies and services for the Board of County Commissioners. Duties include regular representation of the Okeechobee County Construction Industry Licensing Board and the Okeechobee County Planning Board at public hearings; preparing legal documents, including ordinances, resolutions, and contracts; advising and representing the County's building officials regarding the enforcement of the Florida Building Code and the International Property Maintenance Code; assisting in prosecuting code enforcement violations and related appeals; and representing the County in all related appellate litigation.

Cole, Scott & Kissane, P.A. (Orlando, FL)

Associate Attorney/ Law Clerk – Represented businesses and individuals in construction and commercial litigation matters. Practice included defending and asserting construction defect claims, including actions for breach of contract, contractual indemnity and defense, and other commercial claims. Drafted legal memoranda, motions, pleadings, and targeted written discovery to further client objectives. Negotiated and secured settlements on behalf of clients. Deposed expert witnesses in large, complex litigation cases. Led pre-trial process in construction defect case resulting in settlement for under targeted amount. Practiced under supervised practice program while studying for the Florida Bar from May 2020 to November 2020.

City of Tallahassee

City Attorney's Office (Tallahassee, FL) Law Clerk – Provided high-quality research memoranda on a range of legal issues. Drafted pleadings, motions, and written discovery. Attended deposition preparation meetings and observed hearings in federal court. Managed small-claims cases from factual intake phase to initiate litigation. Drafted advisory opinions for city leadership on federal and state constitutional issues. Assisted in developing and executing litigation strategies. Assisted in drafting contracts.

Cobb Cole, P.A. (Daytona Beach, FL)

Summer Associate – Provided high-quality, effective legal services and research for clients over two summers. Executed legal strategies through drafting legal memoranda, motions, pleadings, and written discovery in state and federal court. Attended hearings, mediations, and assisted in settlement negotiations. Drafted contracts. Assisted in preparing development agreement with Florida county for mixed-use project. Interacted with clients regularly and attended client meetings.

RECENT REPRESENTATIVE EXPERIENCE

- Represented Okeechobee County and the Okeechobee County Sheriff's Office in a civil action under 828.073, Fla. Stat., to take custody of neglected horses and dogs while securing $60,000.00 judgement in County's favor.
- Represented the City of South Daytona in Florida's Fifth District Court of Appeal involving second-tier certiorari review of code enforcement fine reduction hearing concerning a nearly half-million dollar fine.
- Represented the City of Daytona Beach Shores in civil action under 828.073, Fla. Stat., to take custody of neglected dogs while securing judgment for all costs in City's favor.
- Represented the Okeechobee County Building Official on direct appeal of Construction Industry Licensing Board Decision to uphold the condemnation of buildings.
- Advised the City of Bunnell during a public meeting of legal requirements to adopt tentative millage and budget under Florida law.

BAR AND COMMUNITY RELATED ACTIVITIES

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Young Lawyers Division of the Florida Bar

PERSONAL

A native of Central Florida, Garrett is an Attorney for the Vose Law Firm and is an integral part of the firm's local government practice. Garrett regularly advises municipalities and counties on a range of legal issues, including representing numerous city and county boards during public hearings and related litigation.

Garrett received his Bachelor of Arts in Economics and Philosophy from the University of South Florida in Tampa, Florida. He then went on to earn a Juris Doctor and Certificate in Environmental, Natural Resources, & Land Use Law from the Florida State University College of Law. During his time at Florida State, Garrett focused primarily on litigation, land use, and related environmental courses. Garrett built on this area of focus as a summer associate with one of Central Florida's most respected law firms during both of his law school summers. However, it was not until Garrett worked as a law clerk for the City of Tallahassee that he became inspired to apply his love for litigation and land use law to a local government practice.

Following a litigation practice at one of Florida's largest civil litigation firms, Garrett found his home at the Vose Law Firm. Garrett now counsels local government clients in numerous areas, including representation in trial and appellate litigation, advising boards on substantive and procedural issues during public hearings and workshops, and training staff with an eye to avoiding litigation in the first place. Garrett enjoys the fast-paced, collaborative nature of local government representation and strives to deliver outstanding client-centered legal services to the firm's clients.

When he is not rooting on his South Florida Bulls or Florida State Seminoles, Garrett enjoys cooking, enjoying the outdoors at a golf course or on the water, and spending time with his friends and family.



STEPHANIE M. VELO

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: svelo@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**University of Florida College of Law** **Gainesville, Florida** J.D. with Honors Certificate in Real Estate and Land Use Law
Undergraduate Degree:	**University of Hawaii** **Honolulu, Hawaii** B.A. in English and Spanish Sigma Delta Pi National Collegiate Hispanic Honor Society
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1025182

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

Environmental and Land Use Law J.D. Fellowship
University of Florida Levin College of Law President's Scholarship
Book Award in Florida Administrative Law
Teaching Assistant for Conservation Real Estate and Legal Writing
Study Abroad, University of Costa Rica, International Environmental Law
Journal of Technology Law and Policy

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Town Attorney – Town of Oakland, Florida. Present.

Provide comprehensive legal services to the Town of Oakland, a growing municipality in northwest Orange County. Attend all town meetings and provide the majority of legal services for the municipality.

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Cocoa Beach, South Daytona, and Brooksville; and the Village of Indiantown. Duties include all legal work including, but not limited to, the drafting of ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents; representation of municipalities in litigation and other legal disputes; participation in public

hearings and workshops of the governing body; and providing written and oral legal opinions to municipal staff and public officials.

Monroe County (Key West, FL) Present

Special Counsel as to Code Enforcement Foreclosure – Duties include drafting pleadings and motions, evaluating the County's code enforcement liens, conducting legal research, and appearing at hearings on behalf of Monroe County.

Okeechobee County (Okeechobee, FL)

Deputy County Attorney – Duties include assisting the County Attorney with providing comprehensive and quality legal services to the Board of County Commissioners; drafting and review of documents, including ordinances, resolutions, policies, and contracts; and attendance at public hearings before the Code Enforcement Special Magistrate and Construction Industry Licensing Board.

Salter Feiber, P.A. (Gainesville, FL)

Law Clerk – Responsible for conducting legal research; drafting legal memoranda; reviewing real estate contracts, land surveys, title reports, and real property encumbrances; and assisting supervising attorneys with the drafting of pleadings and motions, as well as contracts, easements and other transactional documents.

Florida Division of Administrative Hearings (Tallahassee, FL)

Judicial Law Clerk – Clerked for Administrative Law Judge Cathy Sellers. Responsible for conducting legal research, drafting legal memoranda and final orders, reviewing evidence and proposed orders, and assisting the Administrative Law Judge through hearings conducted pursuant to Chapter 120, Florida Statutes.

Alachua Conservation Trust (Alachua, FL)

Legal Intern – Responsible for conducting legal research; reviewing title reports; drafting conservation easements, option contracts, and legal memoranda; and preparing conservation easement baseline documentation reports prior to closing.

BAR AND COMMUNITY RELATED ACTIVITIES

Florida Bar Section and Division Memberships:

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Real Property, Probate, and Trust Law ("RPPTL") Section of Florida Bar
Young Lawyers Division of the Florida Bar

Real Property Litigation Committee ("RPPTL" Section)

Volunteer Assistant – Assisted Committee Chair and Legislative Co-Liaison with evaluating proposed legislation affecting real property transactions and litigation. Prepared and gave presentations at Section/Committee meetings in order to educate Section members and evaluate their support for the proposed legislation.

LANGUAGE ABILITIES

Spanish – Conversational. While studying abroad in law school, analyzed Costa Rican environmental resource management law in order to develop recommendations for the management and conservation of the Tempisque Watershed and Parque Nacional Palo Verde, a national park designated to be a wetland of international importance under the Ramsar Convention and listed in the Montreux.



CHLOE E. BERRYMAN

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: cberryman@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**University of Florida Levin College of Law** **Gainesville, Florida** J.D., *cum laude* Top 10% of Class Dean's List and President's Honor Roll
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.S. in Psychology, *cum laude* Burnett Honors College Honors in the Major Minor in Crime, Law, and Deviance Certificate in Behavioral Forensics Psi Chi Honors Society
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1032129

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

Order of the Coif
University of Florida Levin College of Law President's Scholarship
Book Award in Appellate Advocacy
Teaching Assistant for Legal Writing and Appellate Advocacy
Florida Law Review, Managing Editor
Vice President of the Criminal Law Association

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Brooksville, Bunnell, Cocoa Beach, Daytona Beach Shores, Oviedo, Rockledge, and South Daytona; the Village of Indiantown; and the Town of Fort Myers Beach. Duties include all legal work including, but not limited to, drafting ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents;

representation of municipalities across all stages of litigation, including appellate litigation and other legal disputes; participation in public hearings and workshops of the governing body; providing written and oral legal opinions to municipal staff and public officials; and advising boards on substantive and procedural legal issues during public hearings and workshops. Guides and represents municipalities through union-related issues heard by the Public Employees Relation Commission (PERC).

Okeechobee County (Okeechobee, FL)

Deputy County Attorney – Provides comprehensive and quality legal services to the Board of County Commissioners. Duties include preparation and review of legal documents, including ordinances, resolutions, policies, and contracts; attendance at public hearings before the Code Enforcement Special Magistrate; and assisting in prosecuting code enforcement violations.

Counsel to the Okeechobee County Canvassing Board – Provides legal services, including written and oral legal opinions, to the Okeechobee County Canvassing Board and attends public meetings.

2024 Orange County Charter Review Commission (Orlando, FL)

Deputy General Counsel – Conducted research and prepared written legal opinions to assist the General Counsel in advising the 2024 Orange County Charter Review Commission ("CRC") as to the legality and constitutionality of CRC actions and proposed charter amendments. Compiled, analyzed, and summarized data from historical documents, special laws, and local government charters throughout Florida.

2024 Pinellas County Charter Review Commission (Clearwater, FL)

Deputy General Counsel – Conducted research and prepared written legal opinions to assist the General Counsel in advising the 2024 Pinellas County Charter Review Commission ("CRC") as to the legality and constitutionality of CRC actions and proposed charter amendments. Compiled, analyzed, and summarized data from historical documents, special laws, and local government charters throughout Florida.

Rohe Law, P.A. (Tavares, FL)

Summer Associate/Associate Attorney – Represented clients at various stages of family law litigation. Represented clients at fact-intensive hearings, including temporary relief hearings concerning alimony, timesharing, and child support. Drafted pleadings, motions, stipulations, proposed orders, and discovery requests and responses. Negotiated on behalf of clients at settlement conferences and mediations. Drafted settlement agreements to creatively resolve cases involving complex legal and factual issues. Second chaired dissolution of marriage trial involving minor children with psychological experts. Researched complex issues

concerning a variety of areas of law including family law, constitutional law, real property, trusts, and corporations. Drafted clear and organized memoranda analyzing research findings.

Intimate Partner Violence Assistance Clinic (Gainesville, FL)

Certified Legal Intern – Provided legal assistance to indigent survivors of domestic violence. Interviewed clients and developed safety plans tailored to each client's needs. Drafted pleadings and represented clients in court proceedings.

University of Florida, Levin College of Law (Gainesville, FL)

Research Assistant – Researched and analyzed complex legal and psychological issues, including the applicability of the insanity defense to police officers with Post-Traumatic Stress Disorder. Drafted detailed memoranda on findings.

Office of the State Attorney, Eighth Judicial Circuit (Gainesville, FL)

Summer Intern – Researched and analyzed case and statutory law to assist attorneys in prosecuting criminal felony cases. Analyzed and summarized evidence in preparation for litigation.

BAR AND COMMUNITY RELATED ACTIVITIES

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Young Lawyers Division of the Florida Bar

PROFESSIONAL PUBLICATIONS

Chloe E. Berryman, Note, *Holding Social Media Providers Liable for Acts of Domestic Terrorism*, 72 FLA. L. REV. 1329 (2020).

Chloe Berryman, Christopher J. Ferguson, & Charles Negy, *Social Media Use and Mental Health Among Young Adults*, 89 PSYCHIATRIC Q. 307 (2018).



TAYLOR R. SIMONDS

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: tsimonds@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**Stetson University College of Law** **Gulfport, Florida** J.D., *cum laude* Top 25% of Class Dean's List
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.S. in Marketing Dean's List
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1050253

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

William C. Vis Int'l Commercial Arbitration Moot Team, Student Coach & Team Captain
Dispute Resolution Board
Research Assistant for Law Through the Lens of Poetry
Teaching Assistant for International Sales Law & Arbitration
Stetson Ambassadors, Deputy Chair of Program Development
Stephanie A. Vaughan Excellence in Advocacy Award

PROFESSIONAL POSITIONS HELD

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Brooksville, Bunnell, Cocoa Beach, Daytona Beach Shores, Oviedo, Rockledge, and South Daytona; the Village of Indiantown; and the Town of Fort Myers Beach. Duties include all legal work including, but not limited to, drafting ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents; representation of municipalities across all stages of litigation, including appellate litigation and other legal disputes; participation in public hearings and workshops of the governing body; providing written and oral legal opinions to municipal staff and public officials; and advising boards on substantive and procedural legal

issues during public hearings and workshops. Guides and represents municipalities through union-related issues heard by the Public Employees Relation Commission (PERC).

Akerman, LLP (Orlando, FL)

Summer Associate/Associate Attorney – Managed docket of complex commercial litigation matters, including high-profile art fraud, business litigation disputes valued in excess of seven figures, negotiation of settlement, and judgment enforcement proceedings. Engaged in motion practice and advocacy in various litigation arenas, including commercial tenant/landlord litigation, franchise law, business contract disputes, insurance disputes, and personal injury. Researched complex legal issues and applied legal arguments in multiple national jurisdictions.

Doyle Conflict Resolution (Naples, FL)

Law Clerk – Acted in advisory capacity to arbitrator in granting awards by analyzing, reviewing, and presenting determinations of fact and law. Drafted non-binding arbitration court orders with attention to strict deadlines.

The Law Offices of Hoyt & Bryan, LLC (Oviedo, FL)

Law Clerk – Implemented and trained office in new digital system for tracking probate processes. Edited and wrote new content for partners' line of estate planning client-advising books. Researched relevant case law and legal developments in areas of Elder Law, Pet Law, and Wills, Trusts & Estates including for presentation at the 2021 Annual Florida Bar Convention and 2021 Western CPE Conference.

BAR AND COMMUNITY RELATED ACTIVITIES

Young Lawyers Division of the Florida Bar
Entertainment, Arts & Sports Law Section of the Florida Bar

PUBLICATIONS

COLLATERAL DAMAGE: A Novel; Parliament House (2019); ISBN: 987-0578457321
AN INFINITE PULL (2024); ISBN: 979-8218358532

FEE PROPOSAL

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Fee Proposal

$20,000 per month, *$90,000 under budget*, all-inclusive including Litigation

The Vose Law Firm proposes to provide unlimited and complete Town Attorney legal services to the Town of Howey-in-the-Hills, including Litigation, for $20,000 per month ($90,000 *under budget*). That lump sum fee would include all the services described in the Request for Qualifications, attendance at meetings, litigation (including oversight and monitoring of litigation covered by insurance defense), and representation of the Town's enterprise funds, but does not include serving as Special Magistrate (which legally cannot be provided by either an inside or outside Town Attorney due to conflict issues), insurance defense litigation, and general bond counsel work. Fees for local bond counsel work will be calculated as 40% of bond counsel fees and would be paid out of bond proceeds. After the first year of services, our flat fee would adjust upwards by CPI. **The fees proposed would result in Town Attorney costs of $90,000 *less* than those provided in the City's current budget for Legal Services expenses. The current budget for Legal Services is $300,000 under General Government and $30,000 under Water Utility Services.**

There would be no additional billing for any ancillary legal services, research expenses (such as Westlaw/Lexis fees), travel or miscellaneous expenses, (copying, phone, fax, courier, etc.) and no other costs or expenses, (other than the pre-approved out of pocket expenses mentioned below), that would be billed separately. There would be no other expenses or fees charged, regardless of the time needed or complexity involved in any legal matter. Pre-approved out of pocket costs, (such as court filing fees, and court reporter fees), would be billed at cost, with no mark-up or multiplier.

Our flat fee proposal would give complete budgetary certainty as to Town Attorney and litigation attorney expenses of the Town, while providing unlimited access to the best local government legal talent available in the state.

Hiring our firm on a flat fee is the equivalent of having a large in-house legal staff at a small fraction of the cost. From our experience, litigation cannot always be avoided, and sometimes litigation is needed to proactively protect the best interests of the city. Those are the times when legal expenses can get out of hand if the city is paying for its legal services by the hour. Our clients believe that it is a wise choice to pay a flat fee that includes litigation fees each month to ensure budgetary certainty and prevent the frightening experience of out of control legal costs. Many governmental agencies with attorneys who charge an hourly rate can suffer "sticker shock" when unexpected

litigation occurs, or a unique and time-consuming legal issue arises, and legal fees get extremely high. Our fixed fee structure (including day to day legal services, litigation and all special projects) protects our governmental clients from such an experience. Having a law firm that does not charge additional fees for litigation can also be extremely helpful in negotiating a resolution of a dispute. When one side of a dispute is not fearful of runaway legal fees, (such as a local government with a fixed fee attorney contract including litigation), and the other side has such fears, the non-fearful party definitely has a "leg-up" in the negotiations.

Our fixed fee arrangement would provide budgetary certainty and would result in the Town of Howey-in-the-Hills having *unlimited* access to and support from eight (8) highly skilled and experienced local government attorneys. This arrangement would take the fear of litigation costs out of the equation when third parties threaten litigation if the Town does not meet the demands of that third party.

The attorneys of the Vose Law Firm have realized over the years that an all-inclusive retainer results in more frequent contact between the attorneys on one side, and the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by staff. The end result of having the government's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum. The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems.

The attorneys of our firm understand that a governmental entity that has a reputation of vigorously defending its interests will be the object of fewer lawsuits. Therefore, our firm strives to maintain the delicate balance of providing legal advice that serves the best interests of the government while avoiding unnecessary litigation. But if litigation becomes necessary, the Vose Law Firm vigorously provides a strong and effective offense or defense as needed. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we!**

REFERENCES

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Local Government Client References

City of Cocoa Beach – City Attorney
1600 Minutemen Causeway, P.O. Box 322430, Cocoa Beach, FL 32932
Contact: Skip Williams, Vice-Mayor
Phone: 321-783-1850
Comprehensive City Attorney Legal Services
June 2017 to present
$20,000 per month flat fee

City of South Daytona – City Attorney
1672 S. Ridgewood Ave., South Daytona, FL 32119
Contact: Les Gillis, City Manager
Phone: 386-322-3014
Comprehensive City Attorney Legal Services
November 2020 - present
$10,000 per month flat fee

City of Daytona Beach Shores – City Attorney
2990 S. Atlantic Ave., Daytona Beach Shores, FL 32118
Contact: Kurt Swartzlander, City Manager
Phone: 386-547-9238
Comprehensive City Attorney Legal Services
June 2020 to present
$10,200 per month flat fee

City of Anna Maria – City Attorney
P.O. Box 779, Anna Maria, FL 34216
Contact: Mark Short, Mayor
Phone: 248-672-8382
Comprehensive City Attorney Legal Services
March 2015 to present
$9,412 per month flat fee

Town of Fort Myers Beach – Town Attorney
2731 Oak St., Fort Myers Beach, FL 33931
Contact: Karen Woodson, Town Council Member
Phone: 239-955-3450
Comprehensive Town Attorney Legal Services
July 2023 to present

$25,000 per month flat rate

<u>City of Brooksville – City Attorney</u>
201 Howell Ave., Brooksville, FL 34601
Contact: Christa Tanner, Mayor
Phone: 352-585-7604
Comprehensive City Attorney Legal Services
September 2017 to present
$12,500 per month flat fee

<u>City of St. Pete Beach – Interim City Attorney</u>
155 Corey Avenue, St. Pete Beach, FL 33706
Contact: Joe Moholland, Vice-Mayor
Phone: 703-856-0579
Comprehensive City Attorney Legal Services
October 2024 to present
$37,500 per month flat fee

Accomplishments with Similar Projects

Our firm has been blessed with representing a multitude of wonderful local governments throughout our long history. In every representation, we have greatly benefited our clients through numerous accomplishments. A few of those accomplishments are described below.

Cocoa Beach Revitalization

In 2017, when the Vose Law Firm took over as City Attorney for Cocoa Beach, the downtown area was essentially "dead". The downtown was mostly empty storefronts with a smattering of t-shirt shops and random storefront businesses like a plumbing supply company and an electrical contractor. Downtown was also the location of some municipal buildings that were in terrible condition after Hurricane Irma. Outside the immediate downtown area, there were numerous hotels in terrible condition, with some being the location of criminal and drug activity.

Our firm was instrumental in two sets of major comprehensive plan and land development code rewrites that involved extensive public hearings, public input, and even charter amendment referenda, to ensure that the changes to the comprehensive plan and code were in line with the will of the elected officials and residents. Our firm leveraged its particular expertise in both land use and municipal charter law to provide the City with a path forward to a thriving downtown and renewed development of new hotels and commercial enterprises, while still preserving the heart of certain height and density restrictions in the City's charter.

A few weeks ago the City of Cocoa Beach had its ribbon cutting for its new City Hall with outdoor public space for concerts and other city events. The new City Hall followed the construction and opening of the new fire station, new police station, and new downtown parking garage. The downtown area of Cocoa Beach is now a vibrant and thriving location for tourists and locals alike to enjoy all that Cocoa Beach has to offer. The rest of Cocoa Beach has also followed suit with extensive new construction leveraging the revised rules, including the $420 million Westin luxury resort and conference center project set for opening in 2027. Our firm used its expertise and knowhow to assist and guide the City of Cocoa Beach on its path forward to economic development and revitalization of the City and its infrastructure.

Village of Indiantown – Building the plane while flying it!

When Wade Vose was hired by the Village of Indiantown in 2018 as its first permanent Village Attorney, our firm was faced with a newly created municipality that

had just been incorporated and therefore did not even have its own ordinances or comprehensive plan. At the time our firm was hired, Indiantown was a remote, rural, low-income area with virtually no development in reach, even though the elected officials wanted to create a vibrant and growing municipality.

In order to bring about change, a break with the status quo was necessary. Mr. Vose was instrumental in the development of both the Village's own comprehensive plan, and the Village's own land development regulations, both specifically designed to be much more dynamic than Martin County's land use rules, and much more in tune with the Village's goal of revitalization. In addition, when it became clear that water and sewer capacity could quickly become a major constraint on dynamic growth, Mr. Vose was instrumental in the Village's acquisition of the Indiantown Company's private water and sewer system, purchased with the largest loan forgiveness ever provided by the FDEP State Revolving Fund.

Fast forward to today ~ the Village of Indiantown is finally seeing the dynamic growth and revitalization that residents have sought for decades. With a flexible and dynamic comprehensive plan and land development code in place, and water and sewer capacity in the control of Village leaders, the development and construction of a new master-planned community called "Terra Lago" is now moving forward. This project, spanning 806 acres, will include a wide range of housing options, including over 2,000 single-family homes, townhomes and apartments, along with an assisted living facility. The development will also include 100,000 square feet of commercial space, catering to residents and attracting new businesses. A central area with a community center, pool, and other recreational features will be a focal point of the development. The development also includes plans for wetlands, lakes, trails, and new roads. The development is expected to significantly increase Indiantown's population, with the potential for a growth of about 7,700 residents. This project, and the dynamic regulations that enabled it, have finally broken the chicken-and-egg dilemma of Indiantown revitalization, with large job-creating commercial and industrial projects now on the horizon.

City of Naples – Public/Private Partnership – Gulfshore Playhouse Parking Garage

As City Attorney for the City of Naples, our firm guided the City through a complex public/private transaction between the Gulfshore Playhouse, the Wynn Properties, and the City. The public/private partnership allowed for the construction of the City's public parking garage, the Wynn's Downtown 45,000 square foot mixed-use project, and the Gulfshore Playhouse, all located in the Naples Design District within the City's existing community redevelopment area. The Gulfshore Playhouse is a preeminent nationally recognized regional theater in Southwest Florida. The sophisticated public/private partnership business transaction involved complicated real estate legal issues, complex tax issues, intricate planning and zoning matters, and knotty negotiations. The public, the Gulfshore Playhouse and businesses in the Naples Design

District, have all benefited from the public/private partnership, which has catapulted the Naples Design District into one of the City of Naples gems.

Anna Maria – Vacation Rental Ordinance and Pier Rebuilding

When the Vose Law Firm was hired as the new City Attorney for the City of Anna Maria in 2015, that beautiful barrier island city was in the middle of a life and death struggle with Vacation Rentals that were about to "take over" the City. The previous City Attorney had opined that there was nothing the City could do to regulate those businesses. The Vose Law Firm drafted one of the State of Florida's first comprehensive Vacation Rental Ordinances and successfully defended that ordinance (which evolved over time) in five different legal challenges. The City of Anna Maria has one of the few Vacation Rental Ordinances that has withstood multiple legal challenges, and the City is now flourishing with well-regulated Vacation Rentals. In fact, numerous cities have patterned their vacation rental ordinances after the one drafted by our firm for Anna Maria.

When Hurricane Irma effectively destroyed the Historic Anna Maria Pier in 2017, (as well as doing significant damage to the entire barrier island city), Becky Vose worked with the Mayor and City Commission of Anna Maria to navigate the difficult process of funding and permitting the reconstruction of the pier which involved working with the Army Corp of Engineers, the FDEP and other regulatory agencies. FEMA issues as to reconstruction, repairs, compliance, and efforts to keep flood insurance rates down, have been a continuing theme in Anna Maria since 2015 when our firm took over as City Attorney, and Becky Vose has been able to navigate the complex issues involved to assist that city towards recovery. A portion of the Anna Maria Pier was again recently destroyed by Hurricanes Milton and Helene, and Becky Vose is currently working with that city on funding, permitting and other issues involved with that recovery effort.

City of Naples – Upheld Model Fertilizer Ordinance

The City of Naples is a city with numerous lakes, rivers and coastal areas, and the inappropriate use of fertilizers in the city threatened the water quality of those all-important natural resources. As a result, Naples adopted the State of Florida model fertilizer ordinance. An organization funded by large fertilizer companies sued the City of Naples challenging the model ordinance. Our firm represented the City of Naples in that litigation and was successful in upholding the ordinance both at the Circuit Court and District Court of Appeal level.

Storm Recovery – Fort Myers Beach, Naples, Daytona Beach Shores

Our firm is currently the Town Attorney for Fort Myers Beach, which was almost obliterated by Hurricane Ian in the fall of 2022 by a storm surge of 14 feet. While recovering from Hurricane Ian, the Town was again damaged by flooding caused by

Hurricanes Helene and Milton. We have assisted the Town in taking an in-depth review of its resiliency efforts to protect its residents and beaches from future storms, as well as building back the many residences and businesses that were destroyed (including Town Hall) to restore the Town as a vibrant beach community. Sadly, the Town was placed on probation status in the National Flood Insurance Program, which is administered by the Federal Emergency Management Agency ("FEMA") due to concerns with the Town's internal permitting controls and code enforcement processes in the immediate aftermath of Hurricane Ian prior to the Vose firm's representation of the Town. Our law partner, Nancy Stuparich, who is currently serving as the Town Attorney, worked closely with Town staff to correct deficiencies noted by FEMA regarding permitting and code enforcement as well as assisting with communication of the situation to the Town's Congressional leadership (Senators Rick Scott and Ashley Moody, and Congressman Byron Donalds). Shortly after an in-person visit to FEMA in Washington with Town management including Nancy Stuparich, FEMA removed the Town from probation status and is working with the Town to re-enter the National Flood Insurance Program in 2026.

When Hurricane Ian made landfall in the fall of 2022, Nancy Stuparich served the City of Naples as its City Attorney and in that role assisted that City in its recovery efforts from Hurricane Ian, which were similarly unprecedented Hurricane Ian caused significant damage to residential neighborhoods that had previously not experienced flooding to that magnitude, as well as damage to 5th Avenue, one of the City's renowned business districts and economic drivers. Similar to current service in the Town of Fort Myers Beach, Ms. Stuparich assisted the City in its redevelopment efforts associated with the rebuilding of residences and businesses, which were destroyed by Hurricane Ian.

The Vose Law Firm also serves as City Attorney for Daytona Beach Shores, which was the municipality most severely impacted on the East Coast of Florida by both Hurricanes Ian and Nicole. The storms caused severe damage to 93 buildings and 24 high rise hotels and condominiums by partially undermining foundations due to storm surge. Becky Vose worked with the City's staff and City Commission to implement innovative procedures and processes for the City to work hand in hand with residents and stakeholders in recovery efforts and create resiliency to future storms. She has also navigated the difficult funding issues resulting from the damage to that City, and the rebuilding efforts necessitated by the storms.

Litigation Issues in Deltona

When the Vose Law Firm was hired as City Attorney for the City of Deltona in 2011, that City had a huge backlog of litigation that had merely been passed from City Attorney to City Attorney for numerous years, with virtually none of the cases being resolved. The City had just been paying huge legal fees to previous City Attorneys who took depositions and filed motions in the numerous lawsuits without ever bringing any of those cases to a resolution.

One of those cases was the *Manji* case, which was an inverse condemnation action in which there was a multimillion dollar claim of damages against the city. The case had been pending for seven years, and five different attorneys had worked on it for the city. Sadly, there had been little substantive progress on the case during that time, even though hundreds of thousands of dollars had been paid to the city's attorneys for the litigation. The files for the case filled 14 banker's boxes containing massive amounts of court filings, research paperwork, notes, deposition transcripts, and discovery materials.

After thoroughly reviewing the case, doing the appropriate legal research, and talking with the City Manager, the Vose Law Firm recommended noticing the case for trial, and at the same time making an offer of judgment of $50,000. This was approved by the City Commission. The offer of judgment was declined by the plaintiffs and Becky Vose tried the case two months later in a two-day bench trial.

The city won the case, and the court found that the city had no liability whatsoever. The Vose Law Firm then filed a motion to assess fees and costs against the plaintiffs based on the offer of judgment, and at mediation of that motion, **the plaintiffs agreed to pay the City of Deltona $100,000.** Soon after this successful result, virtually all the other cases that had been languishing under previous Deltona city attorneys were quickly and advantageously resolved by the Vose Law Firm through negotiation and mediations. It should be noted that although the City of Deltona had been for many years a virtual "punching bag" for litigation, once the word went out in the legal community that the city's attorney would not "do the dance", future litigation essentially went away.

OTHER INFORMATION REQUIRED

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Other Information Required

No Judgments, Lobbyists, or Rule Violations

There have been **no judgments** entered against the law firm or its attorneys within the last five years, or in the history of the firm. **The firm employs no lobbyists. All the firm's attorneys are members in good standing of the Florida Bar, and each has been continuously a member in good standing since each attorney's admission.** As shown on the Florida Bar website, each attorney of the Vose Law Firm has a 10-Year Discipline History of "None". The firm and its attorneys are not in violation of any statutes or regulatory rules at all, including those that might have an impact on firm operations.

With respect to lawsuits, as commonly happens to local government attorneys who diligently represent their clients, the firm was named as one of many defendants in a frivolous lawsuit that was filed by a perennial *pro se* litigant in the City of Naples in 2022. That suit was filed against six members of the Naples City Council, firm partner Nancy Stuparich (then the Naples City Attorney), the Vose Law Firm, and various entities that were involved in the development of the Naples Beach Hotel, a multibillion-dollar new development in Naples that the Plaintiff was attempting to block. That frivolous lawsuit was summarily dismissed by the Court.

No Conflicts of Interest

The firm affirmatively confirms that there are no firm clients that could cause a conflict of interest with our responsibilities to the Town of Howey-in-the-Hills. The firm affirmatively confirms that if named Town Attorney, it will take all reasonable steps to ensure that no conflicts of interest arise with respect to our responsibilities to the Town of Howey-in-the-Hills

Insurance Carried

Copies of Vose Law Firm LLP's current liability insurance and workers' compensation insurance certificates are included in the Required Forms and Documents section at the end of this proposal. Vose Law Firm LLP has malpractice insurance coverage in the amount of $2,000,000 per claim, $2,000,000 aggregate, with CNA Insurance Company. The firm would agree to hold the Town of Howey-in-the-Hills harmless, indemnify and defend the Town for losses, costs and expenses arising from liability claims resulting from alleged negligence.

Corporate Standing and Florida Bar Certificates of Good Standing

Evidence of Vose Law Firm LLP's good standing with the Florida Division of Corporations and the list of partners in Vose Law Firm LLP are included in the Required Forms and Documents section at the end of this proposal. Wade Vose, Managing Partner, and Becky Vose, Founding Partner, are each authorized to sign on behalf of Vose Law Firm LLP. Certificates of Good Standing with the Florida Bar for each firm attorney are included in the Required Forms and Documents section at the end of this proposal, as is the firm's W-9 form.

Availability

As addressed more fully in this Proposal, our firm has a fast-paced and active practice, but rest assured that we have the capacity, bandwidth, and energy to provide prompt and high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney.

REQUIRED FORMS AND DOCUMENTS

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Wade Vose, Managing Partner
(print individual's name and title)

for: Vose Law Firm LLP
(print name of entity submitting sworn statement)

whose business address is: 324 W. Morse Blvd., Winter Park, FL 32789
and (if applicable) its Federal Employer Identification Number (FEIN) is: 59-3724747
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____ - _____ - _____.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21st day of July, 2025 by Wade C. Vose who is personally known to me or produced as identification:

_____

Seal / Stamp

NOTARY PUBLIC STATE OF FLORIDA

CHRISTINA M. D'ARCY
Commission # HH 655898
Expires July 15, 2029

Christina M. D'Arcy
NOTARY PUBLIC

State of Florida

Print Name: Christina M. D'Arcy

Council No.: HH 655898

Council Expires: July 15, 2029

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby certifies that Vose Law Firm LLP does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

_____
Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21st day of July, 2025 by Wade C. Vose who is personally known to me or produced as identification:

_____

Seal / Stamp

NOTARY PUBLIC STATE OF FLORIDA
CHRISTINA M. D'ARCY
Commission # HH 655898
Expires July 15, 2029

Christina M. D'Arcy
NOTARY PUBLIC

State of Florida

Print Name: Christina M. D'Arcy

Council No.: HH 655898

Council Expires: July 15, 2029

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

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 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).

PRODUCER	CONTACT NAME:	
The Baldwin Group Specialty Solutions, LLC 4211 West Boy Scout Blvd, Suite 800 Tampa, Florida, 33607	PHONE (A/C No. Ext): 646-854-1058	FAX (A/C No):
	E-MAIL ADDRESS:coi@foundershield.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Travelers Indem Co of Amer	25666
INSURED	INSURER B :	
Vose Law Firm, LLC 324 W Morse Blvd Winter Park, Florida, 32789	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

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	
	COMMERCIAL GENERAL LIABILITY ☐ CLAIMS MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PROJECT ☐ LOC ☐ OTHER	☐	☐				EACH OCCURRENCE	
							DAMAGE TO RENTED PREMISES (Ea occurrence)	
							MED EXP (Any one person)	
							PERSONAL & ADV INJURY	
							GENERAL AGGREGATE	
							PRODUCTS - COMP/OP AGG	
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY	☐	☐				COMBINED SINGLE LIMIT (Ea accident)	
							BODILY INJURY (Per person)	
							BODILY INJURY (Per accident)	
							PROPERTY DAMAGE (Per accident)	
	☐ UMBRELLA LIAB ☐ EXCESS LIAB ☐ OCCUR ☐ CLAIMS-MADE	☐	☐				Each occurence	
							Aggregate	
A	WORKERS COMPENSATION AND EMPLOYERS` LIABILITY ANYP ROPRIETOR/PARTNER/EXECUTIV OFFICER/MEMBER EXCLUDED? Y/N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	☐	UB-4Y923086	06/16/2025		☑ PER STATUTE ☐ OTHER	
							E.L. EACH ACCIDEN	$100,000.00
							E.L. DISEASE - EA EMPLOYEE	$100,000.00
							E.L. DISEASE - POLICY LIMIT	$500,000.00
		☐ ☐ ☐	☐ ☐ ☐					

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

CERTIFICATE HOLDER CANCELLATION

City of Oviedo 400 Alexandria Blvd. Oviedo, Florida 32765	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

671

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The ACORD name and logo are registered marks of ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (
04/28/2025

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 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).

PRODUCER **Caple Howden Insurance Agency, Inc.** **10222 E. Colonial Dr.** **ORLANDO, FL 32817** **License #: A124292**	CONTACT NAME: **Linnell Burton** PHONE (A/C, No, Ext): **(407)657-8808** FAX (A/C, No): **(407)657-1710** E-MAIL ADDRESS: **Lburton@howdeninsurance.com**	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : **Nationwide Insurance Company**	**10948**
INSURED **VOSE LAW FIRM LLP** **324 326 W MORSE BLVD** **WINTER PARK, FL 32789-4294**	INSURER B : **UNITED STATES LIABILITY INS. CO.**	
	INSURER C : **Technology Ins. Co.**	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER: 00016626-649491** **REVISION NUMBER: 29**

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	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	Y	Y	ACPBP015924966379	06/19/2024	06/19/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ $ $ $ $ $	1,000,000 5,000 1,000,000 2,000,000 2,000,000
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			ACPBP015924966379	06/19/2024	06/19/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ $ $ $	1,000,000
B	X UMBRELLA LIAB OCCUR EXCESS LIAB X CLAIMS-MADE DED X RETENTION $ 0			XL 1668773	04/17/2025	04/17/2026	EACH OCCURRENCE AGGREGATE	$ $	5,000,000 5,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $	
C	Cyber Liability			TCL1753467 00	04/17/2025	04/17/2026	Aggregate Liability		1,000,000

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

Law office

Certificate holder is added as Additional insured regarding general liability policy and includes a waiver of subrogation.

City of Oviedo, its officers, officials, employees, and volunteers are to be covered as addtional insureds on the commercial general liability policy with repect to liability arising out of work or operations performed by or on behalf of the Firm.

CERTIFICATE HOLDER

CITY OF OVIEDO
400 ALEXANDRIA BLVD.
OVIEDO, FL 32765

CANCELLATION

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

Caple Howden

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 4/30/2

Item 13.

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 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).

PRODUCER	CONTACT NAME:	
Gilsbar Specialty Insurance Services 2100 Covington Centre Covington, LA 70433 985-892-3520	PHONE (A/C, No, Ext): 985 892-3520	FAX (A/C, No): 985 898-1761
	E-MAIL ADDRESS:	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Continental Casualty	20443
INSURED Vose Law Firm, LLP 324 West Morse Boulevard Winter Park, FL 32789	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

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	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Lawyers Professional Liability			1069671583	1/1/2025 12:00:00 AM	1/1/2026 12:00:00 AM	Per Claim: $2,000,000 Aggregate: $2,000,000	

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

Lawyers Professional Liability
Deductibles: $10,000

CERTIFICATE HOLDER

City of Oviedo
400 Alexandria Blvd.
Oviedo, FL 32765

CANCELLATION

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

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FLORIDA DEPARTMENT of STATE DIVISION OF CORPORATIONS

Sunbiz.org DIVISION of CORPORATIONS an official State of Florida website

Previous on List | Next on List | Return to List
Filing History | No Authority Info | Partner Info | No Name History

Partnership Name Search
Submit

Partnership Detail

Limited Liability Partnership Name

VOSE LAW FIRM LLP

Principal Address

324 W. MORSE BLVD.
WINTER PARK, FL 32789
Change Date: NONE

Filing Information

Document Number	LLP090000005
FEI/EIN Number	593724747
File Date	12/31/2008
State	FL
Total Pages	20
Pages in Original Filing	2
Florida Partners	NONE
Total Partners	1
Status	ACTIVE
Effective Date	NONE
Expiration Date	NONE
Name History	NONE

Registered Agent

VOSE WADE C
324 W. MORSE BLVD.
WINTER PARK, FL 32789

Document Images

12/31/2008 -- LLP View image in PDF format

08/13/2024 -- Amendment	View image in PDF format
07/16/2024 -- LLP Business Report	View image in PDF format
07/31/2023 -- LLP Business Report	View image in PDF format
08/08/2022 -- LLP Business Report	View image in PDF format
06/07/2021 -- LLP Business Report	View image in PDF format
06/10/2020 -- LLP Business Report	View image in PDF format
03/29/2019 -- LLP Business Report	View image in PDF format
04/09/2018 -- LLP Business Report	View image in PDF format
04/21/2017 -- LLP Business Report	View image in PDF format
04/14/2016 -- LLP Business Report	View image in PDF format
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03/27/2014 -- LLP Business Report	View image in PDF format
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04/03/2012 -- LLP Business Report	View image in PDF format
05/04/2011 -- LLP Business Report	View image in PDF format
02/25/2010 -- LLP Business Report	View image in PDF format
03/31/2009 -- LLP Business Report	View image in PDF format

Previous on List **Next on List** **Return to List**

Filing History **No Authority Info** **Partner Info** **No Name History**

Partnership Name Search

Submit

LLP 240002076

(For Office Use Only)

COVER LETTER

TO: Reinstatement Section
Division of Corporations

SUBJECT: Vose Law Firm LLP
(Name of Partnership)

DOCUMENT NUMBER: LLP090000005

The enclosed Amendment to Partnership Statement and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Wade C. Vose
(Name of Person)

Vose Law Firm LLP
(Firm/Company)

324 W. Morse Blvd
(Address)

Winter Park, FL 32789
(City/State and Zip Code)

cdarcy@voselaw.com
E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Wade Vose At (407) 645-3735
(Name of Person) (Area Code) (Daytime Telephone Number)

Mailing Address:
Rsinstatement Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Street Address:
Reinstatement Section
Division of Corporations
The Centre of Tallahassee
2415 N. Monroe Street, Suite 810
Tallahassee, FL 32303

CR2E073 (9/15)

FILED
2024 AUG 13 P 12:51

AMENDMENT TO PARTNERSHIP STATEMENT

Pursuant to section 620.8105(7), Florida Statutes, this partnership submits the following to amend a partnership statement:

(Note: An amendment to a partnership statement cannot be filed with the Florida Department of State unless the partnership statement being amended was previously filed and is of record with this office.)

FIRST: The name of the partnership is: Vose Law Firm LLP

SECOND: The partnership was registered with the Florida Department of State on 12/31/2008 and assigned registration number LLP090000005.

THIRD: This amendment is to amend the following statement

☐ Statement of Partnership Authority, filed on _____, assigned document number GP _____.
☐ Statement of Dissolution, filed on _____, assigned document number GP _____.
☐ Statement of Denial, filed on _____, assigned document number GP _____.
☐ Statement of Dissociation, filed on _____, assigned document number GP _____.
☐ Statement of Merger, filed on _____, assigned document number GP _____.
☑ Statement of Limited Liability Partnership Qualification, filed on 12/31/08, assigned document number LLP 090000005.

FOURTH: Text/Substance of Amendment:

There are two partners in the LLP:

Gretchen R.H. Vose	Wade Vose
324 W. Morse Blvd	324 W. Morse Blvd
Winter Park, FL 32789	Winter Park, FL 32789

FIFTH: Effective date, if other than the date of filing: _____.
(Effective date cannot be prior to the date of filing nor more than 90 days after the date of filing.)

NOTE: If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

The execution of this statement constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s. 817.155, F.S.

Signed this ____ day of _____, _____.

Signature of a partner or authorized person: _____

Typed or printed name of person signing above: _____

Filing Fee:	$25.00
Certified copy:	$52.50 (optional)
Certificate of Status:	$ 8.75 (optional)

T. WILSON
AUG 13

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0646342
Nancy Ann M Stuparich
Vose Law FIrm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **April 21, 1987**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336003

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0169913
Gretchen Rebecca Holzer Vose
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **December 14, 1973**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336006

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0685021
Wade Christopher Vose
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **September 17, 2003**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336042

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0817651
Paul R. Waters
Vose Law Firm, LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **September 21, 2004**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336008

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1025600
Garrett Michael Olsen
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **November 28, 2020**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336004

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1025182
Stephanie Mercedes Velo
Vose Law Firm
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **November 28, 2020**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336000

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1032129
Chloe Elaine Berryman
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **October 1, 2021**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-335994

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1050253
Taylor Rachel Simonds
Vose Law Firm LLP
324 W. Morse Boulevard
Winter Park, FL 32789

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **October 4, 2023**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336014

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See ***Specific Instructions*** on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

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2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

324 W Morse Blvd

Requester's name and address (optional)

6 City, state, and ZIP code

Winter Park, FL 32789

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			-			-				

or

Employer identification number

5	9	-	3	7	2	4	7	4	7

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here **Signature of U.S. person** Christina M. Bay **Date** 6/11/25

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

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COPIES OF BILLING INVOICES FOR PUBLIC SECTOR CLIENTS FOR THE PAST 12 MONTHS

APPENDIX TO:

PROPOSAL FOR
TOWN ATTORNEY SERVICES FOR THE
TOWN OF HOWEY-IN-THE-HILLS

RFQ 2025-006

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2604
Issue Date	7/1/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3122 7/8/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2632
Issue Date	7/30/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3260 8/6/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2663
Issue Date	8/30/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3262 9/10/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2711
Issue Date	9/25/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3253 9/30/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2735
Issue Date	10/29/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3324 11/12/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2780
Issue Date	12/3/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 12/2/2024 Annual Payment - Florida Department of Economic Opportunity	Christina D'Arcy, Paralegal	$175.00	1.00	$175.00
		Expenses Total:	**1.00**	**$175.00**

Total (USD)	$7,675.00
Payment 3363 12/10/2024	$-7,500.00
Payment 3385 12/23/2024	$-175.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2818
Issue Date	12/31/2024
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3420 1/6/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2847
Issue Date	1/30/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3521 2/10/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2901
Issue Date	2/28/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3594 3/10/2025	-$7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2933
Issue Date	3/31/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3691 4/7/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2989
Issue Date	4/25/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3733 5/5/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3031
Issue Date	5/30/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3829 6/10/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3074
Issue Date	6/30/2025
Matter	General

Bill To:

Barefoot Bay Recreation District Board of Trustees

625 Barefoot Blvd.
Barefoot Bay, FL 32976
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Garrett M Olsen, Attorney	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3895 7/14/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2603
Issue Date	7/1/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3118 7/8/2024	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2631
Issue Date	7/30/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3152 8/6/2024	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2662
Issue Date	8/30/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3230 9/13/2024	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2710
Issue Date	9/25/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3273 10/3/2024	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2734
Issue Date	10/29/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
10/31/2024 Adjustment from payment to Invoice #2710 (September Legal Fees)		$72.00	-1.00	$-72.00
		Time Entries Total	**0.00**	**$9,339.94**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 10/21/2024 Translation Services by The Idea Factory for Ballot Questions.	Christina D'Arcy, Paralegal	$40.00	1.00	$40.00
		Expenses Total:	**1.00**	**$40.00**

Total (USD)	$9,379.94
Payment 3339 11/18/2024	$-9,379.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2779
Issue Date	12/3/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3364 12/11/2024	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2817
Issue Date	12/31/2024
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3434 1/13/2025	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2846
Issue Date	1/30/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3518 2/10/2025	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2900
Issue Date	2/28/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees.	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3597 3/10/2025	-$9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2932
Issue Date	3/31/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3683 4/7/2025	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2988
Issue Date	4/30/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3749 5/12/2025	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3030
Issue Date	5/30/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Total (USD)	$9,411.94
Payment 3828 6/10/2025	$-9,411.94
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3073
Issue Date	6/30/2025
Matter	ANNA001
Email	amclerk@cityofannamaria.com

Bill To:

City of Anna Maria

10005 Gulf Drive
Anna Maria, Florida 34216
USA
O: 941-708-6130

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Becky Vose, Senior Partner	$9,411.94	1.00	$9,411.94
		Time Entries Total	**1.00**	**$9,411.94**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 6/16/2025 Recording Fee for Sidewalk Easement.	Madeline Guidone, Paralegal	$66.45	1.00	$66.45
		Expenses Total:	**1.00**	**$66.45**

Total (USD)	$9,478.39
Paid	$0.00
Balance	$9,478.39

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$8,280.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2605
Issue Date	7/1/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3123 7/8/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2633
Issue Date	7/30/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3178 8/14/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2664
Issue Date	8/30/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3226 9/11/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2712
Issue Date	9/25/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3296 10/15/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2736
Issue Date	10/29/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3328 11/14/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2781
Issue Date	12/3/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3378 12/18/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2819
Issue Date	12/31/2024
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3463 1/15/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2848
Issue Date	1/30/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3525 2/10/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2902
Issue Date	2/28/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3674 4/2/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2934
Issue Date	3/31/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3726 5/5/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2990
Issue Date	4/25/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3752 5/12/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3032
Issue Date	5/30/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3848 6/20/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3075
Issue Date	6/30/2025
Matter	General
Email	tcarter@cityofbrooksville.us

Bill To:

City of Brooksville

201 Howell Ave.
Brooksville, Florida 34601
USA
O: 352-540-3810

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Becky Vose, Senior Partner	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3898 7/16/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2606
Issue Date	7/1/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3138 7/25/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2634
Issue Date	7/30/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3398 12/26/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2665
Issue Date	8/30/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3261 9/30/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2713
Issue Date	9/25/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3299 10/17/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2737
Issue Date	10/29/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3348 12/2/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2782
Issue Date	12/3/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3399 12/26/2024	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2820
Issue Date	12/31/2024
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3504 1/31/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$15,000.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2849
Issue Date	1/30/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3574 2/28/2025	-$7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2903
Issue Date	2/28/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3638 3/28/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2935
Issue Date	3/31/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3716 4/22/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2991
Issue Date	4/25/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3759 5/16/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3033
Issue Date	5/30/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Payment 3851 7/1/2025	$-7,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3076
Issue Date	6/30/2025
Matter	Bunnell
Email	kbates@bunnellcity.us

Bill To:

City of Bunnell

P.O. Box 756
Bunnell, Florida 32110
USA
O: 386-437-7500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Paul Waters	$7,500.00	1.00	$7,500.00
		Time Entries Total	**1.00**	**$7,500.00**

Total (USD)	$7,500.00
Paid	$0.00
Balance	$7,500.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2609
Issue Date	7/1/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 6/26/2024 Invoice 291893 - Copy of Transcript for Code Enforcement Magistrate Hearing on May 8, 2024.	Christina D'Arcy, Paralegal	$58.50	1.00	$58.50
Uncategorized 7/1/2024 June Credit Card Commission.	Christina D'Arcy, Paralegal	$600.00	1.00	$600.00
		Expenses Total:	**2.00**	**$658.50**

Total (USD)	$20,658.50
Payment 3136 7/19/2024	$-20,658.50
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2635
Issue Date	7/30/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 7/30/2024 July Credit Card Commission	Christina D'Arcy, Paralegal	$600.00	1.00	$600.00
		Expenses Total:	**1.00**	**$600.00**

Total (USD)	$20,600.00
Payment 3185 8/19/2024	$-20,600.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2666
Issue Date	8/30/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 8/30/2024 August Credit Card Commission	Christina D'Arcy, Paralegal	$600.00	1.00	$600.00
		Expenses Total:	**1.00**	**$600.00**

Total (USD)	$20,600.00
Payment 3233 9/16/2024	$-20,600.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2714
Issue Date	9/25/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3307 10/28/2024	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2738
Issue Date	10/29/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3325 11/12/2024	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2783
Issue Date	12/3/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3373 12/16/2024	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2821
Issue Date	12/31/2024
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3468 1/17/2025	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2850
Issue Date	1/30/2025
Matter	Cocoa
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3524 2/10/2025	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2904
Issue Date	2/28/2025
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3593 3/10/2025	-$20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2936
Issue Date	3/31/2025
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 3/3/2025 Invoice #: 771474898 - Title Search for Mobley Park	Christina D'Arcy, Paralegal	$250.00	1.00	$250.00
Uncategorized 3/12/2025 Invoice #: 771478772 - Title Search for Holiday Estates	Christina D'Arcy, Paralegal	$600.00	1.00	$600.00
		Expenses Total:	**2.00**	**$850.00**

Total (USD)	$20,850.00
Payment 3700 4/14/2025	$-20,850.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2992
Issue Date	4/30/2025
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3751 5/12/2025	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3034
Issue Date	5/30/2025
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3883 7/9/2025	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3077
Issue Date	6/30/2025
Matter	General Counsel
Email	cityclerk@cityofcocoabeach.com

Bill To:

City of Cocoa Beach

P.O. Box 322430
Cocoa Beach, Florida 32932-2430
USA
O: 321-868-3286

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Becky Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 6/2/2025 Cocoa Beach - Recording Fee for Mutual Dock Setback Consent	Christina D'Arcy, Paralegal	$31.75	1.00	$31.75
		Expenses Total:	**1.00**	**$31.75**

Total (USD)	$20,031.75
Payment 3884 7/9/2025	$-20,031.75
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2611
Issue Date	7/1/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Paul Waters	$9,500.00	1.00	$9,500.00
		Time Entries Total	**1.00**	**$9,500.00**

Total (USD)	$9,500.00
Payment 3125 7/10/2024	$-9,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2636
Issue Date	7/30/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Paul Waters	$9,500.00	1.00	$9,500.00
		Time Entries Total	**1.00**	**$9,500.00**

Total (USD)	$9,500.00
Payment 3161 8/7/2024	$-9,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2667
Issue Date	8/30/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Paul Waters	$9,500.00	1.00	$9,500.00
		Time Entries Total	**1.00**	**$9,500.00**

Total (USD)	$9,500.00
Payment 3225 9/11/2024	$-9,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2715
Issue Date	9/25/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Paul Waters	$9,500.00	1.00	$9,500.00
		Time Entries Total	**1.00**	**$9,500.00**

Total (USD)	$9,500.00
Payment 3267 10/2/2024	$-9,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2739
Issue Date	10/29/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 10/21/2024 Translation Service by The Idea Factory for Ballot Question.	Christina D'Arcy, Paralegal	$40.00	1.00	$40.00
		Expenses Total:	**1.00**	**$40.00**

Total (USD)	$10,240.00
Payment 3316 11/6/2024	$-10,240.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2784
Issue Date	12/3/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3365 12/13/2024	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2822
Issue Date	12/31/2024
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3464 1/15/2025	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2851
Issue Date	1/30/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 1/24/2025 Attorney's Title - Van Ave Commercial Title Search Report	Christina D'Arcy, Paralegal	$350.00	1.00	$350.00
		Expenses Total:	**1.00**	**$350.00**

Total (USD)	$10,550.00
Payment 3526 2/10/2025	$-10,550.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2905
Issue Date	2/28/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3598 3/10/2025	-$10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2937
Issue Date	3/31/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3693 4/7/2025	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2993
Issue Date	4/30/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3729 5/5/2025	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3035
Issue Date	5/30/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3830 6/10/2025	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3078
Issue Date	6/30/2025
Matter	General Counsel

Bill To:

City of Daytona Beach Shores

2990 S. Atlantic Ave.
Daytona Beach Shores, FL 32118
USA
O: 386-763-5373

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Paul Waters	$10,200.00	1.00	$10,200.00
		Time Entries Total	**1.00**	**$10,200.00**

Total (USD)	$10,200.00
Payment 3858 7/7/2025	$-10,200.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2778
Issue Date	11/3/2024
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 11/1/2024 October Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3370 12/13/2024	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2791
Issue Date	12/3/2024
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3375 12/16/2024	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2829
Issue Date	12/31/2024
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3421 1/6/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2859
Issue Date	1/30/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fee	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3519 2/10/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2912
Issue Date	2/28/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3592 3/10/2025	-$10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2947
Issue Date	3/31/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3692 4/7/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2999
Issue Date	4/30/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3722 5/5/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3041
Issue Date	5/30/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3824 6/10/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3088
Issue Date	6/30/2025
Matter	General

Bill To:

City of Neptune Beach

116 First Street
Neptune Beach, FL 32266

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Paul Waters	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3892 7/14/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3087
Issue Date	6/30/2025
Matter	General
Email	erivera@cityofoviedo.net

Bill To:

City of Oviedo
O: (407) 971-5500

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Wade C Vose, Senior Partner	$20,000.00	1.00	$20,000.00
		Time Entries Total	**1.00**	**$20,000.00**

Total (USD)	$20,000.00
Payment 3896 7/14/2025	$-20,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2831
Issue Date	12/31/2024
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3489 1/27/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2861
Issue Date	1/30/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3550 2/26/2025	-$10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2914
Issue Date	2/28/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3639 3/31/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2946
Issue Date	3/31/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3725 5/5/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3001
Issue Date	4/30/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3776 5/27/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3043
Issue Date	5/30/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Total (USD)	$10,500.00
Payment 3852 7/1/2025	$-10,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3086
Issue Date	6/30/2025
Matter	General

Bill To:

City of Rockledge

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Wade C Vose, Senior Partner	$10,500.00	1.00	$10,500.00
		Time Entries Total	**1.00**	**$10,500.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 6/12/2025 Title Commitment for 1152 Luther Drive, Rockledge, FL 32955	Christina D'Arcy, Paralegal	$125.00	1.00	$125.00
		Expenses Total:	**1.00**	**$125.00**

Total (USD)	$10,625.00
Paid	$0.00
Balance	$10,625.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2620
Issue Date	7/1/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3121 7/8/2024	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2641
Issue Date	7/30/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3160 8/7/2024	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2672
Issue Date	8/30/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3234 9/16/2024	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2720
Issue Date	9/25/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 9/13/2024 Title Search for 1801 James St.	Christina D'Arcy, Paralegal	$300.00	1.00	$300.00
		Expenses Total:	**1.00**	**$300.00**

Total (USD)	$10,300.00
Payment 3338 11/18/2024	$-10,300.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2744
Issue Date	10/29/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3327 11/12/2024	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2789
Issue Date	12/3/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3356 12/9/2024	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2827
Issue Date	12/31/2024
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3422 1/6/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2857
Issue Date	1/30/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3534 2/18/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2910
Issue Date	2/28/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 2/4/2025 Commercial Title Search and Commitment for 1760 South Segrave Street	Christina D'Arcy, Paralegal	$425.00	1.00	$425.00
		Expenses Total:	**1.00**	**$425.00**

Total (USD)	$10,425.00
Payment 3615 3/17/2025	$-10,425.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2942
Issue Date	3/31/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3699 4/14/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2997
Issue Date	4/30/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3792 5/5/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3039
Issue Date	5/30/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3825 6/10/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3082
Issue Date	6/30/2025
Matter	General Counsel

Bill To:

City of South Daytona

1672 South Ridgewood Ave.
South Daytona, FL 32119
USA
O: 386-322-3014`

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Paul Waters	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3881 7/8/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2792
Issue Date	12/3/2024
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Leal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3438 1/13/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2793
Issue Date	11/3/2024
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 11/1/2024 1/2 October Legal Fees	Becky Vose, Senior Partner	$18,750.00	1.00	$18,750.00
		Time Entries Total	**1.00**	**$18,750.00**

Total (USD)	$18,750.00
Payment 3437 1/13/2025	$-18,750.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2830
Issue Date	12/31/2024
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3439 1/13/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2860
Issue Date	1/30/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3527 2/10/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2913
Issue Date	2/28/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3675 4/2/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2945
Issue Date	3/31/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Becky Vose, Senior Partner	$37,000.00	1.00	$37,000.00
		Time Entries Total	**1.00**	**$37,000.00**

Total (USD)	$37,000.00
Payment 3755 5/12/2025	$-37,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2980
Issue Date	4/3/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 Correction to Invoice 2945 dated 3/31/25. Invoice at $37,000.00 should have been $37,500.00.	Becky Vose, Senior Partner	$500.00	1.00	$500.00
		Time Entries Total	**1.00**	**$500.00**

Total (USD)	$500.00
Payment 3853 7/7/2025	$-500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3000
Issue Date	4/30/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3754 5/12/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3042
Issue Date	5/30/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3854 7/7/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3085
Issue Date	6/30/2025
Matter	General

Bill To:

City of St. Pete Beach

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Becky Vose, Senior Partner	$37,500.00	1.00	$37,500.00
		Time Entries Total	**1.00**	**$37,500.00**

Total (USD)	$37,500.00
Payment 3855 7/7/2025	$-37,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2619
Issue Date	7/1/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3119 7/8/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2640
Issue Date	7/30/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3156 8/6/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2671
Issue Date	8/30/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 September Legal Fees	Christina D'Arcy, Paralegal	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3212 9/9/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2719
Issue Date	9/25/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3298 10/17/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2743
Issue Date	10/29/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3313 11/5/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2788
Issue Date	12/3/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3355 12/5/2024	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2826
Issue Date	12/31/2024
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3423 1/6/2025	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2855
Issue Date	1/30/2025
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 1/7/2025 Okeechobee Co - Invoice #: 771456950 - Okeechobee Co Row Dedication Title Search - Larson 1	Christina D'Arcy, Paralegal	$350.00	1.00	$350.00
Uncategorized 1/7/2025 Okeechobee Co - Invoice #: 771456961 - Okeechobee Co Row Dedication Title Search - Larson 2	Christina D'Arcy, Paralegal	$350.00	1.00	$350.00
Uncategorized 1/7/2025 Okeechobee Co - Invoice #: 771456927 - Okeechobee Co Row Dedication Title Search - W Bar 2	Christina D'Arcy, Paralegal	$350.00	1.00	$350.00
Uncategorized 1/7/2025 Okeechobee Co - Invoice #: 771456940 - Okeechobee Co Row Dedication Title Search - W Bar 1	Christina D'Arcy, Paralegal	$350.00	1.00	$350.00
Uncategorized 1/7/2025 Okeechobee Co - Invoice #: 771454862 - Okeechobee Co Row Dedication Title Search - W Bar E, LLLP	Christina D'Arcy, Paralegal	$250.00	1.00	$250.00
		Expenses Total:	**5.00**	**$1,650.00**

Total (USD)	$1,650.00
Payment 3554 2/27/2025	-$1,650.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2870
Issue Date	2/10/2025
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3520 2/10/2025	$-17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2909
Issue Date	2/28/2025
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Wade C Vose, Senior Partner	$17,000.00	1.00	$17,000.00
		Time Entries Total	**1.00**	**$17,000.00**

Total (USD)	$17,000.00
Payment 3590 3/7/2025	-$17,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2941
Issue Date	3/31/2025
Matter	General Counsel

Bill To:

Okeechobee County Board of County Commissioners

Attn: County Administrator
304 NW 2nd Street
Okeechobee, FL 34972
USA

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees - Prorated 1-27, 2025	Wade C Vose, Senior Partner	$14,806.45	1.00	$14,806.45
		Time Entries Total	**1.00**	**$14,806.45**

Total (USD)	$14,806.45
Paid	$0.00
Balance	$14,806.45

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2621
Issue Date	7/1/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3131 7/15/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2642
Issue Date	7/30/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3154 8/6/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2673
Issue Date	8/30/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3213 9/9/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2721
Issue Date	9/25/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 8/6/2024 Simplifile fee and deed fee for recording of Quit Claim Deed from SNL and Jesse Tourino sale.	Christina D'Arcy, Paralegal	$47.75	1.00	$47.75
		Expenses Total:	**1.00**	**$47.75**

Total (USD)	$12,547.75
Payment 3282 10/7/2024	$-12,547.75
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2745
Issue Date	10/29/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3400 12/30/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2790
Issue Date	12/3/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3377 12/17/2024	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

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ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2828
Issue Date	12/31/2024
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3461 1/14/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2858
Issue Date	1/30/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3535 2/18/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
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Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2911
Issue Date	2/28/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3632 3/25/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

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ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2943
Issue Date	3/31/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3697 4/10/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2998
Issue Date	4/30/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3753 5/12/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3040
Issue Date	5/30/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Total (USD)	$12,500.00
Payment 3841 6/13/2025	$-12,500.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3083
Issue Date	6/30/2025
Matter	General
Email	rbossert@snldistrict.org

Bill To:

Sun 'N Lake of Sebring Improvement District

O: 863-382-2196

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Garrett M Olsen, Attorney	$12,500.00	1.00	$12,500.00
		Time Entries Total	**1.00**	**$12,500.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Postage 5/19/2025 Unit 12 Demand Letters postage Certified mail: 8 @ .69 = $5.52 Regular mail: 8 @ $9.64 = $77.12 International mail: 8 @ $1.65 = $13.20	Christina D'Arcy, Paralegal	$95.84	1.00	$95.84
		Expenses Total:	**1.00**	**$95.84**

Total (USD)	$12,595.84
Payment 3897 7/14/2025	$-12,595.84
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2612
Issue Date	7/1/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3133 7/17/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2637
Issue Date	7/30/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Christina D'Arcy, Paralegal	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3180 8/15/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2668
Issue Date	8/30/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3227 9/13/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2716
Issue Date	9/25/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3295 10/15/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2740
Issue Date	10/29/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Nancy Stuparich, Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3341 11/25/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2785
Issue Date	12/3/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3380 12/19/2024	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2823
Issue Date	12/31/2024
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3431 1/13/2025	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2852
Issue Date	1/30/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3548 2/24/2025	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2906
Issue Date	2/28/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 2/17/2025 Title Search on 205 Sterling Ave - Leo J. DiBiasi	Christina D'Arcy, Paralegal	$250.00	1.00	$250.00
		Expenses Total:	**1.00**	**$250.00**

Total (USD)	$25,250.00
Payment 3696 4/10/2025	$-25,250.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2938
Issue Date	3/31/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 3/26/2025 Updated Title Search Report from The Fund re 8211 Estero Blvd, Fort Myers Beach, FL 33931.	Christina D'Arcy, Paralegal	$250.00	1.00	$250.00
		Expenses Total:	**1.00**	**$250.00**

Total (USD)	$25,250.00
Payment 3789 4/10/2025	$-25,250.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2994
Issue Date	4/30/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Nancy Stuparich, Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3790 6/4/2025	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3036
Issue Date	5/30/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Payment 3856 7/7/2025	$-25,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3079
Issue Date	6/30/2025
Matter	General

Bill To:

Town of Fort Myers Beach

2525 Estero Blvd.
Fort Myers Beach, FL 33931
USA
O: 239-765-0202

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Becky Vose, Senior Partner	$25,000.00	1.00	$25,000.00
		Time Entries Total	**1.00**	**$25,000.00**

Total (USD)	$25,000.00
Paid	$0.00
Balance	$25,000.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2618
Issue Date	7/1/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3130 7/12/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2639
Issue Date	7/30/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 July 2024 Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3166 8/12/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2670
Issue Date	8/30/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3211 9/6/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2718
Issue Date	9/25/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3281 10/7/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2742
Issue Date	10/29/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3335 11/15/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2787
Issue Date	12/3/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Stephanie Velo, Associate	$7,000.00	1.00	$7,000.00
		Time Entries Total	**1.00**	**$7,000.00**

Total (USD)	$7,000.00
Payment 3371 12/13/2024	$-7,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2825
Issue Date	12/31/2024
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3528 2/12/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2854
Issue Date	1/30/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3529 2/12/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2908
Issue Date	2/28/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3588 3/6/2025	-$10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2940
Issue Date	3/31/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3680 4/4/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2996
Issue Date	4/30/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3760 5/16/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3038
Issue Date	5/30/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3840 6/13/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3081
Issue Date	6/30/2025
Matter	OAKLAND

Bill To:

Town of Oakland

P.O. Box 98
Oakland, Florida 34760-0098
USA
O: 407-656-1117

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Stephanie Velo, Associate	$10,000.00	1.00	$10,000.00
		Time Entries Total	**1.00**	**$10,000.00**

Total (USD)	$10,000.00
Payment 3891 7/14/2025	$-10,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2616
Issue Date	7/1/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/1/2024 June Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3144 7/30/2024	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2638
Issue Date	7/30/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 7/30/2024 August Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3146 7/30/2024	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2669
Issue Date	8/30/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 8/30/2024 August Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Expenses

Expenses	Billed By	Price	Qty	Sub
Uncategorized 7/26/2024 Recording Fee for Village of Indiantown, Florida Development Order re Venture Park PUD Lot 8.	Christina D'Arcy, Paralegal	$65.75	1.00	$65.75
		Expenses Total:	**1.00**	**$65.75**

Total (USD)	$12,065.75
Payment 3209 9/6/2024	$-12,000.00
Payment 3301 10/18/2024	$-65.75
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2717
Issue Date	9/25/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 9/25/2024 September Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3322 11/11/2024	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2741
Issue Date	10/29/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 10/29/2024 October Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3323 11/11/2024	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2786
Issue Date	12/3/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/3/2024 November Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3401 1/2/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2824
Issue Date	12/31/2024
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 12/31/2024 December Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3402 1/2/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2853
Issue Date	1/30/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 1/30/2025 January Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3530 2/13/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2907
Issue Date	2/28/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 2/28/2025 February Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3591 3/7/2025	-$12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2939
Issue Date	3/31/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 3/31/2025 March Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3684 4/7/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	2995
Issue Date	4/30/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 4/30/2025 April Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3761 5/16/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3037
Issue Date	5/30/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 5/30/2025 May Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Payment 3847 6/20/2025	$-12,000.00
Balance	$0.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Vose Law Firm LLP

324 W. Morse Blvd.
Winter Park, 32789
wvose@voselaw.com
http://www.voselaw.com
O: (407) 645-3735

INVOICE

Number	3080
Issue Date	6/30/2025
Matter	General
Email	mflorio@indiantownfl.org

Bill To:

Village of Indiantown

16550 SW Warfield Blvd.
P.O. Box 398
Indiantown, FL 34956
USA
O: 772-597-8283

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time 6/30/2025 June Legal Fees	Wade C Vose, Senior Partner	$12,000.00	1.00	$12,000.00
		Time Entries Total	**1.00**	**$12,000.00**

Total (USD)	$12,000.00
Paid	$0.00
Balance	$12,000.00

Account Summary

Trust Account Balance

$0.00 USD

Non-Trust Retainer Balance

$0.00 USD

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

TO BE REVIEWED ALONG WITH PREVIOUSLY SUBMITTED RESPONSE

September 2, 2025

Mayor, Mayor Pro Tem and Town Councilors
Town of Howey-in-the-Hills
101 N. Palm Ave.
Howey-in-the-Hills, FL 34737

Re: Supplemental Submission to RFQ for Town Attorney Services

Dear Mayor, Mayor Pro Tem and Town Councilors:

On behalf of the Vose Law Firm, thank you for the opportunity to be considered for Town Attorney services for the Town of Howey-in-the-Hills. We were pleased to submit our complete proposal in response to the Town's June 2025 RFQ, which included our detailed fee proposal based on the Town's then-adopted budget for legal services.

Since our original submission, the Town has reissued a virtually identical RFQ in August 2025, but the Town has in the interim significantly reduced its proposed legal services budget—from $338,000 across relevant budget line items to $122,000 (a reduction of $216,000). We understand the importance of aligning our proposal with the Town's fiscal parameters, and we wish to remain under active consideration in this process.

Accordingly, we are submitting the enclosed revised fee proposal to supplement our prior proposal. Our proposal continues to be based on an all-inclusive monthly flat fee—covering virtually all general legal services and all litigation—with no additional charges to the Town for special projects or litigation matters. This approach, unique among Florida law firms, provides the Town with true budgetary control over its legal services costs, eliminating the unpredictability inherent in hourly billing or flat fees with separate litigation and/or special project charges, while providing local government representation that is the best available in the State of Florida.

Key Benefits of Our All-Inclusive Model:

- **True budget control – predictable, fixed monthly cost for all legal services.**
- **Comprehensive coverage – includes litigation, special projects, and all general legal work.**

324 W. MORSE BOULEVARD • WINTER PARK, FLORIDA 32789
TELEPHONE: (407) 645-3735 • FACSIMILE: (407) 628-5670 • TOLL FREE: (866) 789-VOSE
INTERNATIONAL TEL. (LONDON, ENGLAND): +44 (0)20 3355 1473 • INTERNET: WWW.VOSELAW.COM

- **No surprise invoices – no hourly billing to the Town for any matter within the scope of representation.**

- **Unique offering – we are the only Florida law firm providing this model for municipal clients.**

- **Developer-funded extras – any development-related legal services are billed directly to developers under the Town's existing pass-through fee schedule, then paid to our firm with no net budget impact to the Town.**

We believe this model offers the Town an exceptional combination of fiscal predictability, cost efficiency, and comprehensive legal coverage, while providing access to the best local government legal talent in the State of Florida. We respectfully request that this revised fee proposal be incorporated into our earlier submission for purposes of review and evaluation.

Thank you for your consideration, and please do not hesitate to contact me should you require any further information or clarification.

Sincerely,



Gretchen R.H. Vose, Esq.
Founding Partner
Vose Law Firm LLP

Enclosure: Revised Fee Proposal

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Revised Fee Proposal

$10,000 per month, (*$2,000 under proposed budget*, and $218,000 under current budget), all-inclusive including Litigation

The Vose Law Firm proposes to provide unlimited and complete Town Attorney legal services to the Town of Howey-in-the-Hills, including Litigation, for $10,000 per month ($2,000 *under proposed budget*, and $218,000 under current budget). That lump sum fee would include all the services described in the Request for Qualifications, attendance at meetings, litigation (including oversight and monitoring of litigation covered by insurance defense), and representation of the Town's enterprise funds, but does not include serving as Special Magistrate (which legally cannot be provided by either an inside or outside Town Attorney due to conflict issues), insurance defense litigation, developer-related pass-through fees (discussed below), and general bond counsel work. Fees for local bond counsel work would be calculated as 40% of bond counsel fees and would be paid out of bond proceeds. After the first year of services, our flat fee would adjust upwards by CPI. **The fees proposed would result in Town Attorney costs of $2,000 *less* than those provided in the City's proposed budget and $218,000 under the current budget for Legal Services expenses.**

There would be no additional billing to the City for any ancillary legal services, research expenses (such as Westlaw/Lexis fees), travel or miscellaneous expenses, (copying, phone, fax, courier, etc.) and no other costs or expenses, (other than the pre-approved out of pocket expenses mentioned below), that would be billed separately. There would be no other expenses or fees charged, regardless of the time needed or complexity involved in any legal matter. Pre-approved out of pocket costs, (such as court filing fees, and court reporter fees), would be billed at cost, with no mark-up or multiplier. Developer-related fees that are charged under the Town's existing pass-through fee schedule would be billed at a rate comparable to developer counsel rates, and those fees would then be paid to our firm, resulting in no net budget impact to the Town.

Our flat fee proposal would give complete budgetary certainty as to Town Attorney and litigation attorney expenses of the Town, while providing unlimited access to the best local government legal talent available in the state.

Hiring our firm on a flat fee is the equivalent of having a large in-house legal staff at a small fraction of the cost. From our experience, litigation cannot always be avoided, and sometimes litigation is needed to proactively protect the best interests of the city.

Those are the times when legal expenses can get out of hand if the city is paying for its legal services by the hour. Our clients believe that it is a wise choice to pay a flat fee that includes litigation fees each month to ensure budgetary certainty and prevent the frightening experience of out of control legal costs. Many governmental agencies with attorneys who charge an hourly rate can suffer "sticker shock" when unexpected litigation occurs, or a unique and time-consuming legal issue arises, and legal fees get extremely high. Our fixed fee structure (including day to day legal services, litigation and all special projects) protects our governmental clients from such an experience. Having a law firm that does not charge additional fees for litigation can also be extremely helpful in negotiating a resolution of a dispute. When one side of a dispute is not fearful of runaway legal fees, (such as a local government with a fixed fee attorney contract including litigation), and the other side has such fears, the non-fearful party definitely has a "leg-up" in the negotiations.

Our fixed fee arrangement would provide budgetary certainty and would result in the Town of Howey-in-the-Hills having *unlimited* access to and support from eight (8) highly skilled and experienced local government attorneys at a price under the Town's proposed budget. This arrangement would take the fear of litigation costs out of the equation when third parties threaten litigation if the Town does not meet the demands of that third party.

The attorneys of the Vose Law Firm have realized over the years that an all-inclusive retainer results in more frequent contact between the attorneys on one side, and the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by staff. The end result of having the government's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum. The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems.

The attorneys of our firm understand that a governmental entity that has a reputation of vigorously defending its interests will be the object of fewer lawsuits. Therefore, our firm strives to maintain the delicate balance of providing legal advice that serves the best interests of the government while avoiding unnecessary litigation. But if litigation becomes necessary, the Vose Law Firm vigorously provides a strong and effective offense or defense as needed. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we!**

PROPOSAL FOR

TOWN ATTORNEY SERVICES

FOR THE

TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

BY

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Lead Attorneys: **Nancy Stuparich, Esq.**
Gretchen R. H. "Becky" Vose[‡]
Wade C. Vose, Esq.[†‡]

Address: **324 W. Morse Blvd.**
Winter Park, Florida 32789

Contact Info: **Gretchen R. H. "Becky" Vose, Esq.**[†]
407-448-0111
bvose@voselaw.com

RFQ No. **RFQ 2025-006**
Legal Services for Town Council of the Town of Howey-in-the-Hills, FL

Due Date: **July 22, 2025 at 2:00 P.M.**

[†] *Wade Vose – Board Certified in City, County and Local Government Law*

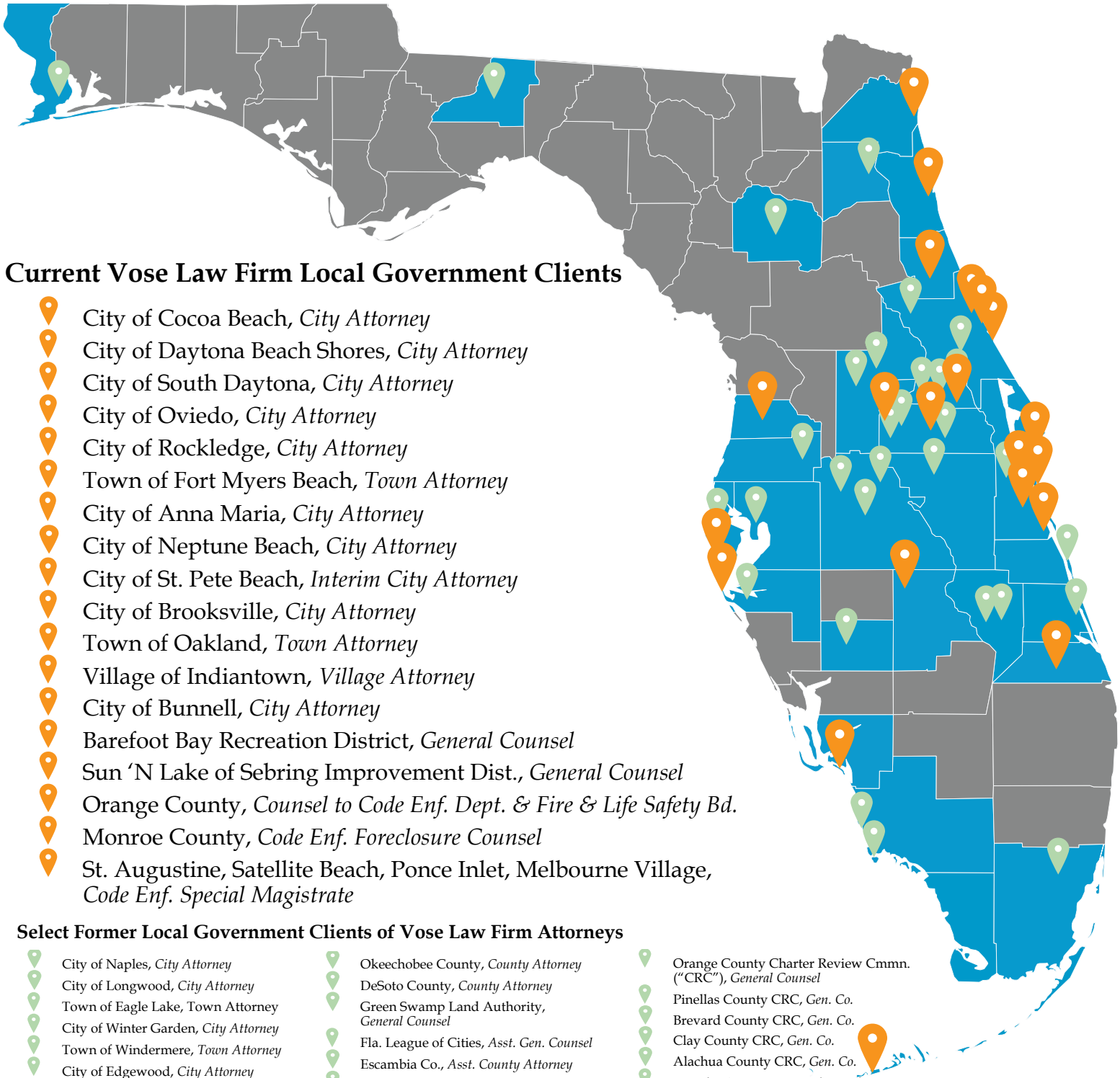
THE FLORIDA BAR · BOARD CERTIFIED · CITY, COUNTY & LOCAL GOVERNMENT LAW

[‡] *Wade Vose and Becky Vose Rated AV Preeminent by Martindale-Hubbell*

Martindale-Hubbell AV PREEMINENT Peer Rated for Highest Level of Professional Excellence 2024

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Current & Former Local Government Clients



Current Vose Law Firm Local Government Clients

- City of Cocoa Beach, *City Attorney*
- City of Daytona Beach Shores, *City Attorney*
- City of South Daytona, *City Attorney*
- City of Oviedo, *City Attorney*
- City of Rockledge, *City Attorney*
- Town of Fort Myers Beach, *Town Attorney*
- City of Anna Maria, *City Attorney*
- City of Neptune Beach, *City Attorney*
- City of St. Pete Beach, *Interim City Attorney*
- City of Brooksville, *City Attorney*
- Town of Oakland, *Town Attorney*
- Village of Indiantown, *Village Attorney*
- City of Bunnell, *City Attorney*
- Barefoot Bay Recreation District, *General Counsel*
- Sun 'N Lake of Sebring Improvement Dist., *General Counsel*
- Orange County, *Counsel to Code Enf. Dept. & Fire & Life Safety Bd.*
- Monroe County, *Code Enf. Foreclosure Counsel*
- St. Augustine, Satellite Beach, Ponce Inlet, Melbourne Village, *Code Enf. Special Magistrate*

Select Former Local Government Clients of Vose Law Firm Attorneys

- City of Naples, *City Attorney*
- City of Longwood, *City Attorney*
- Town of Eagle Lake, Town Attorney
- City of Winter Garden, *City Attorney*
- Town of Windermere, *Town Attorney*
- City of Edgewood, *City Attorney*
- City of St. Cloud, *City Attorney*
- Town of Pierson, *Town Attorney*
- City of Deltona, *City Attorney*
- City of Dade City, *City Attorney*
- Sem. Co. Supv. of Elect., *Gen. Counsel*
- Okeechobee County, *County Attorney*
- DeSoto County, *County Attorney*
- Green Swamp Land Authority, *General Counsel*
- Fla. League of Cities, *Asst. Gen. Counsel*
- Escambia Co., *Asst. County Attorney*
- City of Marco Island, *Planning Board Atty*
- Town of Indian River Shores, *Special Land Use Counsel*
- City of Miami Lakes, *Asst. City Attorney*
- Sem. Co. Tax Coll., *Outside Counsel*
- City of Ft. Pierce, *Special Invest. Counsel*
- Orange County Charter Review Cmmn. ("CRC"), *General Counsel*
- Pinellas County CRC, *Gen. Co.*
- Brevard County CRC, *Gen. Co.*
- Clay County CRC, *Gen. Co.*
- Alachua County CRC, *Gen. Co.*
- N. Lake County Hospital Board of Trustees, *General Counsel*
- City of Bradenton, *Charter Review Counsel*
- Lake Co., Hillsborough Co., *VAB Magistrate*
- Hillsborough Co., *VAB Magistrate*
- Lake County, *Land Use Special Magistrate*

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VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

July 21, 2025

Mayor, Mayor Pro Tem and Town Councilors
Town of Howey-in-the-Hills
101 N. Palm Ave.
Howey-in-the-Hills, FL 34737

Re: Proposal for Town Attorney Services for the Town of Howey-in-the Hills, Florida

Dear Mayor, Mayor Pro Tem and Town Councilors:

It is with pleasure that Vose Law Firm LLP submits this proposal to provide Town Attorney Services for the Town of Howey-in-the-Hills. The Vose Law Firm is a statewide local government firm with eight local government attorneys with our primary office in downtown Winter Park. **We currently serve as City/Town/Village Attorney for thirteen (13) municipalities** – Daytona Beach Shores, South Daytona, Oviedo, Cocoa Beach, St. Pete Beach, Neptune Beach, Anna Maria, Rockledge, Brooksville, Bunnell, Indiantown, Oakland, and Fort Myers Beach. Lead attorneys for Howey-in-the-Hills would be Nancy Stuparich (designated as "Primary Town Attorney", who lives in Clermont), Becky Vose, Wade Vose and Paul Waters. These lead attorneys are our most experienced, collectively having over 120 years of experience representing governments.

Our law firm is unique. Unlike virtually all other local government law firms, our law firm* only *represents local governments.

Our firm does not represent developers or clients that sue governments. We will never be put in the awkward (and damaging) position of appearing one day before a judge espousing pro-developer policies and on the next day espousing contrary policies. We are loyal to our local government clients and will do nothing to damage their interests.

Fixed fee billing – including litigation – providing budgetary certainty, unlimited access to best local government legal talent available!

Our firm typically serves its governmental clients on a fixed fee, all-inclusive basis **– including litigation.** To our knowledge, we are the only local government firm in Florida that includes litigation in its fixed fees. In that way, the interests of our firm are *always* aligned with our client's interests. Unlike some firms that essentially "make their money when their clients get in trouble", we have a financial incentive to keep our clients "out of trouble." But when litigation occurs or is proactively needed, we immediately step in,

take aggressive actions that resolve our client's problems in a quick and favorable manner. **Our flat fee arrangement, proposed *significantly under budget*, would provide budgetary certainty to the Town of Howey-in-the-Hills as to Town Attorney expenses, *including litigation*, while providing unlimited access to the best local government legal talent available.**

24/7/365 Availability!

Our attorneys are available 24/7/365. If one or more of our attorneys are ill or on vacation, the other equally qualified attorneys of our firm are ready, willing, and able to step up and provide legal services as needed. Utilizing our firm as Town Attorney is truly the equivalent of an in-house multi-attorney legal department with paralegal support, without the expenses that would otherwise be associated with such a legal department. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we!**

The attorneys of our firm will truly become a part of the Town of Howey-in-the-Hills!

The attorneys of the Vose Law Firm have realized over the years that a flat fee arrangement results in more frequent contact between the attorneys on one side, and the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by government staff. The end result of having the municipality's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum.

The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems. The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, desire, commitment, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney at an affordable price. We would be honored and thrilled to provide Town Attorney services for the Town of Howey-in-the-Hills, and the attorneys of the Vose Law Firm are ready, willing and able to take over the representation of the Town as soon as asked to do so.

Sincerely,

Wade C. Vose, Esq.
Managing Partner

VOSE LAW FIRM'S EXPERIENCE AND QUALIFICATIONS

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Brief History and Introduction to the Vose Law Firm

The Vose Law Firm has deep roots in local government law. Our founder, Becky Vose, began her career as an Assistant City Attorney for Orlando in 1973 after graduating number 1 in her law school class at the University of Florida, and has continued consistently representing local governments through the present day. From those five decades of experience, we've learned that issues that affect one of our local government clients frequently affect many of them. Our attorneys work in a collegial fashion in which we consistently share best practices and innovate ways to best serve our local government clients. **Our firm specializes in Local Government Law, and we *only* represent governmental agencies.**

Over the decades, our attorneys have provided legal counsel to **over one hundred (100) Florida local governmental entities**, including holding the position and **serving as City Attorney, Town Attorney, Village Attorney, County Attorney, and General Counsel for over thirty (30) different Florida local governments**. Our firm is **rated AV Preeminent** by Martindale-Hubbell, and our firm has been listed in the Bar Register of Preeminent Lawyers.

A list of our current local government clients and selected former clients of firm attorneys can be found on the **Map of Current and Former Local Government Clients on Page 2** of this Proposal, and in the section entitled **Specific Municipal and other Local Government Experience by Topic**, running from **Page 19 through Page 33** of this Proposal.

The attorneys of our firm (all of whom are Members in Good Standing of the Florida Bar) are Wade Vose, Becky Vose, Nancy Stuparich, Paul Waters, Garrett Olsen, Stephanie Velo, Chloe Berryman, and Tayor Simonds. Our firm was originally created in 1985 as Gretchen R. H. Vose, P.A., and morphed through several different names and corporate forms. The firm is now known as Vose Law Firm LLP.

We currently serve as City Attorney, Town Attorney, or Village Attorney for thirteen (13) municipalities throughout the State of Florida. We currently serve as City/Town/Village Attorney for **Daytona Beach Shores, South Daytona, Cocoa Beach, St. Pete Beach, Oviedo, Neptune Beach, Anna Maria, Rockledge, Brooksville, Bunnell, Indiantown, Oakland,** and **Fort Myers Beach**. We also serve as General Counsel to two large independent special districts, and we provide specialized legal services to Monroe County (the "Florida Keys"), Orange County, and Pinellas County.

Lead attorneys for Howey-in-the-Hills would be Nancy Stuparich, Wade Vose, Becky Vose, and Paul Waters. Nancy Stuparich would be the designated "Town Attorney". Becky Vose, Wade Vose and Paul Waters will be the lead back-up attorneys. These lead attorneys are the most experienced of all the attorneys of our firm, collectively having over 120 years of experience representing governments. A short summary of the local government experience of our lead attorneys follows, and complete information about their experience is included in their resumes set forth later in this Proposal.

Partner Nancy Stuparich has been practicing law for 37 years and is the current **Town Attorney for the Town of Fort Myers Beach**. Nancy formerly served as **City Attorney for the City of Naples, City Attorney for Dade City, Town Attorney for the Town of Oakland, City Attorney for the City of Brooksville, County Attorney for DeSoto County, Assistant County Attorney for Escambia County, and Assistant General Counsel to the Florida League of Cities.** Nancy is both a **lawyer and a planner** with a Masters Degree in Urban and Regional Planning from Florida State University, and a Masters Degree in Public Administration. She is also **Certified as a Labor Relations Professional by the Florida Public Employers Labor Association, and she is designated an FRA-Redevelopment Professional by the Florida Redevelopment Association.**

Wade Vose is the managing partner of the Vose Law Firm and has continuously practiced local government law for the last 21 years. Wade is Board Certified by the Florida Bar in City, County and Local Government Law, and is rated AV Preeminent by Martindale-Hubbell. Wade serves as City Attorney for the City of South Daytona, City Attorney for the City of Rockledge, City Attorney for the City of Oviedo, Village Attorney for the Village of Indiantown (Florida's newest municipality), and Special Magistrate for the City of Satellite Beach. Throughout his career, Wade has also served as County Attorney for Okeechobee County, City Attorney for the City of Bunnell, Town Attorney for the Town of Pierson, Chief Assistant City Attorney for the City of Deltona, Counsel to the Pinellas County Redistricting Board, Counsel to the Seminole County Tax Collector's Office, Counsel to the Seminole County Supervisor of Elections' Office, and General Counsel to a total of eight (8) County Charter Review Commissions in five (5) different charter counties (Orange – 2011-2012, 2015-2016, 2023-2024; Pinellas – 2015-2016, 2023-2024; Brevard – 2015-2016; Clay – 2018; Alachua – 2019-2020), in addition to a range of other specialized representation statewide.

Founding Partner Becky Vose has continuously practiced local government law for the last 51 years, after graduating number one from her law school class at the University of Florida Law School. Becky is rated AV Preeminent by Martindale-Hubbell. Becky has held the position of City Attorney for fifteen (15) cities – Naples, Cocoa Beach, St. Pete Beach, Daytona Beach Shores, Fort Myers Beach, Anna Maria, Brooksville, Winter Garden, Edgewood, Longwood, Windermere, Oakland, Eagle Lake,

St. Cloud, and Deltona. She has done major work for Orange County government on matters ranging from complex environmental litigation to the defense of §1983 Civil Rights claims. Becky also represented the Orange County Property Appraiser in a multi-year complex intellectual property lawsuit about the software utilized by the Property Appraiser's office. **She also held the positions of General Counsel to the North Lake County Hospital Board of Trustees and the Green Swamp Land Authority.** Becky has taught at numerous continuing legal education seminars to other attorneys and has regularly presented instructional sessions for employees and officials of governmental clients. In 1980, Becky opened the Orlando branch office of Shutts & Bowen, where she served as its first managing partner and chairperson of its Real Estate Department.

Partner Paul Waters has practiced governmental law for the vast majority of his 20-year practice of law, and is rated AV Preeminent by Martindale-Hubbell. Prior to joining the Vose Law Firm, Paul amassed a wealth of government legal representation experience, having held various supervisory legal and executive positions within the Florida Department of Business and Professional Regulation (DBPR) over an eleven-year period. He served as Deputy Secretary, which is the Agency's most senior position in charge of regulating almost one million licensees and 20 of the State's largest regulatory boards, many of which directly impact local governments, including the Construction Industry Licensing Board, the Building Code Commission, the Building Code Administrators Board, and the Real Estate Commission just to name a few. **Paul currently serves as the City Attorney for the City of Bunnell, and the City Attorney for the City of Neptune Beach.**

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Approach to Providing Legal Services to the Town of Howey-in-the-Hills

"When our clients succeed, so do we!"

The most important services a Town attorney can provide are: i) timely, accurate and thorough legal services that meet the needs of the Town; ii) proactive resolution of pending claims to prevent future claims against the Town; and iii) to creatively formulate legal strategies to accomplish the goals of the Town Council. There are a myriad of ways to accomplish these goals, and the attorneys of the Vose Law Firm are skilled in achieving excellent results for their clients, and in keeping their clients out of unnecessary litigation.

Our firm uses a collaborative approach to legal services.

One way that the attorneys of the Vose Law Firm ensure timely, accurate, and thorough legal services for their clients is the use of a collaborative approach to the rendering of services. The attorneys and paralegals of the firm have regular weekly meetings to discuss pending issues and cases. As new issues arise, informal meetings are held daily to discuss them again. In this way, at any one time, more than one attorney in the firm is fully cognizant of outstanding issues. In the unlikely event that the attorney who is primarily responsible to a client is unavailable to deal with an emergency, there will always be a back-up attorney to provide the needed services. Opinions rendered by the attorneys of the firm are typically reviewed by another attorney in the firm before such opinion is issued.

If chosen to represent the Town of Howey-in-the-Hills, we propose that the Vose Law Firm would be named Town Attorney, with **Nancy Stuparich acting as Town Attorney, and Wade Vose, Becky Vose and Paul Waters as back-up attorneys** for the Town of Howey-in-the-Hills. These lead attorneys are the most experienced partners of our firm, and they each have extensive experience representing cities.

The collaborative approach to City Attorney services proposed for the Town of Howey-in-the-Hills is the same manner and approach utilized by our firm in its representation of its other local government clients. It is common that similar issues arise in multiple local governments, and our clients benefit, both financially and substantively from the collaborative representation by multiple attorneys in our firm. This collaborative approach to our representation of local government clients has historically worked extremely well to ensure uninterrupted, thorough, and expert representation of our local government clients. The axiom, "two heads are better than one," is almost always true, and eight heads are even better!

We understand that we work *for* the Town Council.

When our firm represents a town, we work ***for*** the Town Council, and we work ***with*** the town manager and town staff. In virtually all the local governments we represent we have an extremely cordial and positive relationship with *both* the elected governing body and the government staff. Our work is easier, and results are better, when the Town Attorney, the Town Manager, and staff work harmoniously, but rest assured, we understand that we work *for* the elected officials.

We also understand that we are not members of the Town Council – no one voted for us. Our personal policy preferences (even if we have any, which we usually do not) never influence our legal advice. All the attorneys of our firm are friendly and work well with others, but we are extremely strong willed when someone attacks or sues one of our clients. We only represent local governments, so we do not have to worry about divided loyalties when dealing with local businesses or developers.

We are dedicated to formulating creative legal strategies to accomplish the Town Council's goals.

We also understand that our job is not to be the ones who say "no" all the time. We've seen it time and again in interactions between council members or staff and their attorney, where the attorney, unhelpfully, just says "no, we can't do that" or "no, that's illegal," without helping to find an alternative.

Rather, our job, as we see it, is to creatively, insightfully, help you come up with a way to accomplish your goals. Often, we find that folks may have a goal they want to achieve, and also an idea about how to get there. Sometimes the way they think of getting there has some legal problems or risks, or sometimes it is outright illegal. But we see it as our job to see where you're trying to get, and creatively say "we can't get there this way, but we can get there this way or this way," and then the goal you're trying to accomplish would be legally defensible and on a much more secure footing.

When you need us, we *will* be there.

The attorneys of our firm are available to our clients at all hours and days, including weekends, holidays and evenings. We know that when our clients need us, we have to be available – and we are. All the attorneys of our firm always keep their cell phones available and turned on (except when muted during meetings). We also monitor our emails regularly.

Recently, Nancy Stuparich answered a quickly set up conference call relating to an emergency that had just occurred in one of our cities. Nancy answered the call even though she was on vacation out of state. After several minutes of discussing the situation,

Becky Vose, who was also on the conference call, noticed a persistent whistling sound on the phone. Becky asked what the sound was and Nancy, who is a tri-athlete, responded that she had answered the call at about mile 11 of a marathon that she was running. She had been fully participating in the conference call, making excellent recommendations to our client, while running a marathon. That is an example of the energy and enthusiasm our firm brings to our clients.

At any time, the full resources of the Vose Law Firm will be available to the Town of Howey-in-the-Hills. That includes the active involvement and representation by eight (8) highly experienced and competent local government attorneys of the firm. **The depth of field and legal expertise as to local government representation that will be available to the Town of Howey-in-the-Hills from the Vose Law Firm is the best available in Florida.**

We *only* represent local governments, not developers or vendors.

It is common for law firms to have several lawyers who sometimes represent local governments, while those same lawyers, and other lawyers in the same firm, also represent private clients. Those private clients often include clients that sue local governments, or that have direct dealings with local governments, such as developers or vendors. Those firms cannot help but have conflicts and divided loyalties.

Our firm is completely different because we *only* represent local governments. We do not represent clients that sue local governments. We also do not represent developers or vendors with interactions with local governments. We are extremely careful not to create situations in which our firm has a conflict with any of our local government clients. If chosen as Town Attorney for the Town of Howey-in-the-Hills, our loyalty will never be divided.

The Town of Howey-in-the-Hills would receive our firm's highest priority, and we have the skills and availability to fully accommodate the Town's work.

The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills. Because of our extensive history performing governmental attorney work, the attorneys of the Vose Law Firm have a thorough understanding of the scope of work that will be required of the Town Attorney for the Town of Howey-in-the-Hills. Because we look to the long term while representing local governments, and because of our fixed fee arrangement with our clients, we will strive to keep the Town out of trouble and proactively work with the Town for the mutual benefit of the Town and our law firm. **Again, when our clients succeed, so do we!**

Fixed fee billing – including litigation!

Our firm typically serves its governmental clients on a fixed fee, all-inclusive basis – including litigation. To our knowledge, we are the only local government firm in Florida that includes litigation in its fixed fees. In that way, the interests of our firm are *always* aligned with our client's interests. Unlike some firms that essentially "make their money when their clients get in trouble", we have a financial incentive to keep our clients "out of trouble." But when litigation occurs or is proactively needed, we immediately step in, take aggressive actions that resolve our client's problems in a quick and favorable manner. We don't draw out cases or take unnecessary depositions to run up a bill; rather, we determine the best outcome for our clients and take definitive and proactive actions to resolve litigation quickly and in our clients' best interests.

Due to our offered unique billing arrangement of flat fee billing, with no extra legal fees, there will never be any hesitancy on the part of elected officials or staff to contact our attorneys as to each and every matter in which there may be a legal issue involved. Many municipalities with attorneys who charge an hourly rate can suffer "sticker shock" when unexpected litigation occurs and legal fees get extremely high. Our flat fee structure protects our governmental clients from such an experience. Having a law firm that does not charge additional fees for litigation can also be extremely helpful in negotiating a resolution of a dispute. When one side of a dispute is not fearful of runaway legal fees, (such as a city with a flat fee attorney contract including litigation), and the other side has such fears, the non-fearful party definitely has a "leg-up" in the negotiations.

24/7/365 Availability

Our attorneys are available 24/7/365. If one or more of our attorneys are ill or on vacation, the other equally qualified attorneys of our firm are ready, willing, and able to step up and provide legal services as needed. Utilizing our firm as Town Attorney is truly the equivalent of an in-house multi-attorney legal department with paralegal support, without the expenses that would otherwise be associated with such a legal department.

No limit on services we provide for flat fee

We have learned in our extensive experience representing governmental entities that the need for legal services does not always happen in a predictable, uniform pace for our clients. There are times when the legal needs of an individual client are intense and multitudinous, and at those times, we have the depth of field and resources to assign multiple attorneys to one client at the same time to address and resolve all the pending issues. You can rest assured that our firm is ready, willing and able to assign the appropriate attorneys to address all of the issues of the Town of Howey-in-the-Hills in a successful and timely manner.

Our philosophy of local government representation

Our firm is highly proactive in minimizing our governmental clients' legal exposure. In addition, the attorneys of our firm have the highest degree of professionalism and ethics, and we always work closely with elected officials and staff in recognizing and solving problems. Not only is minimizing our clients' legal exposure best for our municipal clients, but it is absolutely necessary from our firm's standpoint since **our firm typically represents its municipalities on a fixed fee all-inclusive basis, *including litigation.***

The attorneys of our firm understand that a municipality that has a reputation of vigorously defending its interests will be the object of fewer lawsuits. Therefore, our firm strives to maintain the delicate balance of providing legal advice that serves the best interests of the municipality while avoiding unnecessary litigation. But if litigation becomes necessary, the Vose Law Firm vigorously provides a strong and effective offense or defense as needed. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we.**

Means and methods of litigation

Our firm uses completely different means and methods of representing our clients in litigation than are typical with firms that charge by the hour.[1] Instead of the typical practice of law firms filing repetitive motions, memoranda of law, unproductive discovery, and having repeated hearings, all resulting in high hourly billings,[2] our firm takes a different tack in litigation. When faced with litigation, we first analyze the case fully, do the appropriate legal research and determine a strategy that will result in an early "kill shot" that dispenses with the litigation, or, if that is not feasible, we devise a strategy leading to a quick and successful trial.

Occasionally our local governmental clients decide that instituting litigation is important for their interests, and our litigation strategies also greatly benefit our clients in those situations. Rather than "litigating a case to death" as is so often the case when litigation is billed by the hour, **our attorneys devise an effective and quick strategy to obtain our client's desired results in the most expeditious manner possible**. This not only achieves our client's goals quickly, but also minimizes the distraction and time consuming work often imposed upon other town staff and elected officials during the pendency of litigation.

[1] It should be noted that Becky Vose of our firm was an equity partner of the large Miami-based law firm of Shutts & Bowen for 10 years, and Nancy Stuparich was formerly an attorney with the Weiss Serota law firm, so we are very familiar with typical litigation practices when legal work is billed by the hour.
[2] When these strategies are used by both sides in litigation, with both sides billing hourly for their work, it is sometimes referred to by attorneys as "doing the dance".

Examples of our successful litigation strategy

An example of our firm's litigation strategy that greatly benefitted a former local government client of the Vose Law Firm was demonstrated in the *Manji v. City of Deltona* case. When the Vose Law Firm became the city attorney of Deltona, (a city with a population of over 87,000), the firm inherited numerous lawsuits. One of those cases was the *Manji* case, which was an inverse condemnation action in which there was a multimillion dollar claim of damages against the city. The case had been pending for seven years, and five different attorneys had worked on it for the city. Sadly, there had been little substantive progress on the case during that time, even though hundreds of thousands of dollars had been paid to the city's attorneys for the litigation. The files for the case filled 14 banker's boxes containing massive amounts of court filings, research paperwork, notes, deposition transcripts, and discovery materials.

After thoroughly reviewing the case, doing the appropriate legal research, and talking with the City Manager, the Vose Law Firm recommended noticing the case for trial, and at the same time making an offer of judgment of $50,000. This was approved by the City Commission. The offer of judgment was declined by the plaintiffs and Becky Vose tried the case two months later in a two-day bench trial. The city won the case, and the court found that the city had no liability whatsoever. The Vose Law Firm then filed a motion to assess fees and costs against the plaintiffs based on the offer of judgment, and at mediation of that motion, **the plaintiffs agreed to pay the City of Deltona $100,000.** Soon after this successful result, virtually all the other cases that had been languishing under previous Deltona city attorneys were quickly and advantageously resolved by the Vose Law Firm through negotiation and mediations. It should be noted that although the City of Deltona had been for many years a virtual "punching bag" for litigation, once the word went out in the legal community that the city's attorney would not "do the dance", future litigation essentially went away.

It is our sincere belief that our firm's means and methods of litigation, which result in excellent results in a short time frame, are in the best interests of our local government clients. **Our litigation strategies and our fixed fee billing, including litigation, would benefit the Town of Howey-in-the-Hills greatly.**

There would be no additional billing for any ancillary legal services, research expenses (such as Westlaw/Lexis fees), travel or miscellaneous expenses, (phone, fax, courier, etc.) and no other costs or expenses, (other than the pre-approved out of pocket expenses mentioned in the next paragraph), that would be billed separately. There would be no other expenses or fees charged, regardless of the time needed or complexity involved in any legal matter.

Pre-approved out of pocket costs, (such as court filing fees, and court reporter fees), would be billed at cost, with no mark-up or multiplier. There would be no separately billed copying charges.

Budgetary certainty – Unlimited access to best local government legal talent available

Our flat fee arrangement would give complete budgetary certainty as to the Town Attorney expenses, *including litigation*, while providing unlimited access to the best local government legal talent available in the state.

Hiring our firm on a flat fee is truly the equivalent of having a large in-house legal staff at a small fraction of the cost. From our experience, litigation cannot always be avoided, and sometimes litigation is needed to proactively protect the best interests of the municipality. Those are the times when legal expenses can get out of hand if the municipality is paying for its legal services by the hour. Our clients believe that it is a wise choice to pay a flat fee that includes litigation fees each month to ensure budgetary certainty and prevent the frightening experience of out-of-control legal costs. **This arrangement would take the fear of litigation costs out of the equation when third parties threaten litigation if the town does not meet the demands of that third party.**

Our firm has extensive experience with the Florida Code of Ethics for Public Officers and Employees and ethics generally.

The attorneys of the Vose Law Firm regularly give presentations to their clients relating to the Florida Code of Ethics and are ready, willing and able to present the required annual four hour class for elected officials, in addition to shorter versions of ethics instruction to other board members and employees of our municipalities. Some of our clients have historically had their own local ethics code which necessarily must be more strict than the state code, and if the Town of Howey-in-the-Hills ever wished to have such a code, we are experienced in working on such codes. We are also very adept at fielding questions from our clients relating to ethics related issues that might arise at or between meetings.

Town of Howey-in-the-Hills legal issues will be a priority for our lead attorneys and for our entire firm!

Our attorneys are ready, willing and able to make the representation of the Town of Howey-in-the-Hills a number one priority! We are extremely excited by the prospect of representing the Town of Howey-in-the-Hills as its town attorney and we guarantee that the Town's legal work will be prioritized, accomplished promptly, and of the highest quality possible. You will be extremely happy with the quality of our work and its timeliness!

The attorneys of our firm will truly become a part of the Town of Howey-in-the-Hills.

The attorneys of the Vose Law Firm have realized over the years that an all-inclusive retainer results in more frequent contact between the attorneys on one side, and

the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by government staff. The end result in having the municipality's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum. The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems.

At any time, the full resources of the Vose Law Firm would be available to the Town of Howey-in-the-Hills for one reasonable, flat monthly payment. That includes the active involvement and representation by eight (8) highly experienced local government, land development, and litigation attorneys of the firm. The depth of field and legal expertise as to local government, land use, and litigation representation will be the best available in Florida.

Because of our extensive local government and city attorney experience, we believe that we would be an ideal law firm to represent the Town of Howey-in-the-Hills as its Town Attorney. Our "all inclusive" fee arrangement "including litigation", would result in complete budgetary certainty as to legal services, as well as unlimited access eight (8) expert local government lawyers.

We are used to taking over the legal representation of a municipality upon a moment's notice, without the municipality or the firm missing a beat. We assure you that if chosen, we will perform the Town of Howey-in-the-Hills's legal work in a timely and professional manner, and you will be exceptionally satisfied with our legal services.

The Vose Law Firm has a fast paced and active practice; however, rest assured that we have the time, ability, desire, commitment, and passion to provide prompt, high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney at an affordable price. We would be honored and thrilled to provide Town Attorney services for the Town of Howey-in-the-Hills, and the attorneys of the Vose Law Firm are ready, willing and able to immediately take over the representation of the Town as soon as asked to do so.

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Specific Municipal and other Local Government Experience by Topic

General Legal Services Performed for other Local Government Clients

The attorneys of the Vose Law Firm regularly attend meetings and advise City/County Councils/Commissions, as well as other boards, including but not limited to CRA, Planning and Zoning, Code Enforcement, for each of the governmental entities that we represent. We strive to get out in front of issues and encourage open communication and dialogue from government administration and board members. The Vose Law Firm regularly advises clients on the following matters:

- ***Attendance and legal representation at County Commission, City Council, City Commission, and other board meetings***
- ***The "Sunshine Law"***
- ***The "Public Records Law" (sometimes referred to as FOIA)***
- ***The ethical standards of elected and appointed officials and employees***
- ***Home Rule***
- ***Exercise of police power***
- ***Practices and procedures of local governments***
- ***Legislative vs. Quasi-judicial matters***
- ***Voting conflicts***
- ***Full and public disclosure of financial interest***
- ***Parliamentary Procedures***
- ***Other matters relating to public service as an elected official***
- ***All other areas of municipal law***

The Vose Law Firm and its attorneys have provided such counsel to the myriad of local governmental agencies represented by them over the years when holding the following positions:

1) City Attorney, City of Naples, Florida
2) City Attorney, Cocoa Beach, Florida
3) City Attorney, St. Pete Beach, Florida
4) City Attorney, Anna Maria, Florida
5) City Attorney, South Daytona, Florida
6) City Attorney, Daytona Beach Shores, Florida
7) City Attorney, Brooksville, Florida
8) City Attorney, Oviedo, Florida

9) City Attorney, Neptune Beach, Florida
10) City Attorney, Rockledge, Florida
11) City Attorney, Dade City, Florida
12) City Attorney, Deltona, Florida
13) City Attorney, Edgewood, Florida
14) City Attorney, St. Cloud, Florida
15) City Attorney, Eagle Lake, Florida
16) City Attorney, Longwood, Florida
17) City Attorney, Winter Garden, Florida
18) City Attorney, Bunnell, Florida
19) County Attorney, Okeechobee County, Florida
20) County Attorney, DeSoto County, Florida
21) Village Attorney, Indiantown, Florida
22) Town Attorney, Fort Myers Beach, Florida
23) Town Attorney, Windermere, Florida
24) Town Attorney, Oakland, Florida
25) Town Attorney, Pierson, Florida
26) General Counsel to the Seminole County Supervisor of Elections
27) General Counsel to the Seminole County Tax Collector
28) General Counsel to the Pinellas County County Attorney Oversight Committee
29) Special Counsel to City of Indian River Shores to rewrite Land Development Code
30) Assistant City Attorney Marco Island, Florida
31) Assistant City Attorney Miami Lakes, Florida
32) City Prosecutor for City of Orlando
33) City Prosecutor for City of Edgewood
34) City Prosecutor for City of Winter Garden
35) City Prosecutor for the City of St. Augustine
36) Counsel to the City of Bradenton as to Charter matters
37) General Counsel to 2024 Orange County Charter Review Commission
38) General Counsel to 2024 Pinellas County Charter Review Commission
39) General Counsel to 2016 Orange County Charter Review Commission
40) General Counsel to 2016 Pinellas County Charter Review Commission
41) General Counsel to 2016 Brevard County Charter Review Commission
42) General Counsel to 2018 Clay County Charter Review Commission
43) General Counsel to 2020 Alachua County Charter Review Commission
44) Counsel to the Pinellas County County Attorney Oversight Committee
45) Counsel to the 2021 Pinellas County Redistricting Board
46) Counsel to the City of Cocoa Beach Charter Review Committee
47) Counsel to the City of Bunnell Charter Review Committee
48) Counsel to the City of Deltona Charter Review Committee
49) Counsel to the Dade City Charter Review Committee
50) Counsel to the City of Longwood Charter Review Committee
51) Counsel to the City of Winter Garden Charter Review Committee

52) Counsel to the City of St. Cloud Charter Review Committee
53) Counsel to the Town of Pierson Charter Review Committee
54) Counsel to the Town of Oakland Charter Review Committee
55) Counsel to the Town of Edgewood Charter Review Committee
56) Counsel to City of Orlando Civil Service Board
57) Counsel to Eagle Lake Planning and Zoning Board
58) General Counsel for Green Swamp Land Authority
59) Special Counsel to City of Ocoee
60) Counsel to the City of Cocoa Planning and Zoning Board
61) Counsel to City of St. Cloud Planning and Zoning Board
62) Counsel to the City of Naples
63) Counsel to the Escambia County Planning Board
64) Special Counsel to City of Casselberry
65) Counsel to the City of Cocoa Beach CRA
66) Counsel to City of Orlando Historic Preservation Board
67) Counsel to the City of Deltona Collective Bargaining Committee
68) Counsel to the City of Cocoa Beach Board of Adjustment
69) Counsel to the City of Brooksville Planning Commission
70) Special Counsel to Orange County as to Environmental Claims
71) Counsel to the Dade City Planning Board
72) Counsel to the Naples Design Review Board
73) Counsel to the City of Orlando Zoning Board
74) Counsel to the City of Deltona Planning and Zoning Board
75) Counsel to the City of Naples Planning Advisory Board
76) Counsel to City of Orlando Board of Adjustments
77) Counsel to City of St. Cloud Civil Service Board
78) Counsel to the City of St. Cloud Code Enforcement Board
79) Counsel to the City of St. Augustine Code Enforcement Board
80) Special Litigation Counsel to Orange County Property Appraiser
81) Counsel to City of Longwood Code Enforcement Board
82) Attorney for Orange County Fire & Life Safety Code Board of Adjustments & Appeals
83) Counsel to City of Longwood Planning and Zoning Board
84) Counsel to the City of St. Augustine Planning and Zoning Board
85) Counsel to City of St. Cloud Pension Board
86) Counsel to the City of Orlando Board of Adjustments and Appeals
87) Special Counsel to Orange County as to §1983 Civil Rights Litigation
88) Attorney to the Orange County Code Enforcement Department
89) Special Counsel to the Orange County Sheriff's Office
90) Special Counsel to the Town of Oakland as to land development and litigation matters
91) Attorney for North Lake County Hospital Board of Trustees
92) Special Counsel to City of DeLand
93) Conflict Counsel/Special Counsel for City of Largo

94) Special Counsel to City of Orlando as to Eminent Domain matters
95) Special Counsel to Orange County as to Code Enforcement Foreclosures
96) Special Magistrate to the Lake County Value Adjustment Board
97) Special Magistrate to the Hillsborough County Value Adjustment Board
98) Special Magistrate to the City of Satellite Beach
99) Special Magistrate to the City of Davenport
100) Special Magistrate to the City of Ponce Inlet
101) Special Magistrate to the City of St. Augustine
102) Land Use Special Magistrate to Lake County
103) Special Counsel to the Orange County School Board as to eminent domain matters
104) Eminent Domain Mediation Services for Florida Turnpike Authority, FDOT, Seminole County, Orange County, Hillsborough County, Lake County, Polk County
105) Counsel to Florida State Court Administrator, Office of Court Education
106) Counsel to Florida Department of Business and Professional Regulation
107) Counsel to Florida House of Representatives
108) Special Counsel to Monroe County regarding code enforcement matters

Specific Legal Services Performed for other Local Government Clients

A. Administrative matters and proceedings

The Vose Law Firm's extensive administrative experience includes not only dealing with administrative matters and proceedings within the municipalities we represent, but also dealing with administrative matters and proceedings in state, federal and county venues.

B. Code of Ordinances, and Comprehensive Plan issues

The attorneys of the Vose Law Firm work every day on issues relating to code of ordinances, and comprehensive plans. We regularly draft and amend ordinances, comprehensive plan provisions. We also interpret ordinances, comprehensive plan provisions, and charter provisions (as applicable) as well as defend them in court.

C. Code Enforcement

The attorneys of our firm handle all code enforcement matters for all the governmental agencies we represent. In addition, the Vose Law Firm has represented the Orange County code enforcement department continuously since 1993 and also represents the code enforcement department in Monroe County. Our firm also has extensive experience litigating code enforcement matters in court, including code enforcement lien foreclosures and defense of suits against our clients relating to code enforcement.

D. Contract Law

The attorneys of Vose Law Firm have extensive experience drafting a plethora of contracts (routine and specialized) on virtually all subjects dealt with by local government agencies. We hold a license for unlimited access to AIA documents if those are desired to be used by the City in certain instances. In addition, the attorneys of our firm are extremely experienced in litigating issues relating to governmental contracts.

E. Drafting and reviewing Ordinances and Resolutions

Our firm regularly drafts, reviews and interprets ordinances and resolutions for our local government clients, and we also advise clients as to when new ordinances or resolutions may be necessary. We will draft or review every ordinance or resolution before it goes onto the agenda to ensure quality and legal sufficiency.

F. Federal, State and local ethics laws

As a part of our firm's representation of our clients as county or city attorney we are intimately involved in all aspects of ethics laws that apply to such counties or cities and its employees, officers, board members and vendors. As a regular part of the services we provide to our clients, our attorneys give the required Four Hour Ethics Course if requested as well as instruct other board members as to ethics matters while also providing information as to Sunshine Law and public records law matters.

G. Constitutional Law

A thorough understanding of both the Florida Constitution and the United States Constitution are absolutely vital to providing legal services to our governmental clients and all of our attorneys are well educated on these subjects and keep abreast of evolving case law regarding constitutional matters.

H. Other Federal, State and Municipal Laws & Ordinances

There are a plethora of federal and state laws that significantly impact local government law and the attorneys of the Vose Law Firm are extremely familiar with such laws and keep up with the ever evolving changes in the laws. As soon as we are hired by a governmental agency to act as its attorney, our attorneys become totally familiar with that client's ordinances.

I. Land Use and Zoning

The Vose Law Firm and its attorneys have practiced in the field of land use law as part of their representation of all their governmental clients over the years. Our attorneys have extensive experience writing and interpreting zoning and land use ordinances and comprehensive plan provisions and dealing with Florida's Comprehensive Growth

Management Act, zoning, development agreements, platting issues, development orders, and enterprise zones. Nancy Stuparich has an MPA & MSP in Public Administration and Urban Planning from Florida State University and is a Redevelopment Professional (FRA-RP) certified by the Florida Redevelopment Association. Wade Vose has been instrumental in the development of the new comprehensive plan and land development regulations for Florida's newest municipality, the Village of Indiantown. Becky Vose completed a re-write of the Town of Indian River Shores land development code. They have been involved in significant land use litigation on behalf of public clients. The reported case of City of Orlando vs. The School Board of Orange County was handled by Ms. Vose and helped establish the appellate law in Florida relating to the effect of municipal zoning on other public uses.

J. Litigation in State and Federal Courts

The Vose Law Firm has handled litigation in both state and federal courts for virtually all cities we have represented as city attorney. The firm currently is handling civil litigation for Okeechobee County, the City of Brooksville, the City of South Daytona, the City of Daytona Beach Shores and the City of Cocoa Beach. As outside counsel, our firm has successfully represented in litigation Orange County, the Orange County Property Appraiser, and Monroe County.

K. Leases and Agreements

Our firm has extensive experience in drafting and reviewing leases involving our governmental clients, whether the client is the landlord or the tenant. We are also adept at litigating issues relating to leases and other landlord/tenant issues.

L. Property Easements

The attorneys of the Vose Law Firm frequently draft and interpret property easements of all types for the local governments they represent. They also have extensive experience in the acquisition of easements for their clients.

M. Purchase, Lease and Sale of City Real Property

The attorneys of the Vose Law Firm regularly handle the purchase, lease and/or sale of real property on behalf of our clients. Currently, Becky Vose is handling the purchase by Fort Myers Beach of property for its new Town Hall, and recently handled the sale of property for the City of Daytona Beach Shores and handled litigation to clear title to certain land owned by the City of Cocoa Beach in preparation for the sale of the property to a third party.

N. Public Utility Matters

The attorneys of the Vose Law Firm handle all public utility matters for our clients. In addition, our firm has extensive experience rendering legal advice and drafting documents relating to utility taxes and utility franchise agreements. The representation of each of the clients of the firm has included the drafting and reviewing of numerous franchise agreements with various utility companies. The representation of the City of St. Cloud included handling the complex transaction between the Orlando Utilities Commission and St. Cloud as to the "take over" of the St. Cloud electrical system by the OUC.

O. Public Records and Sunshine Law Matters

Rendering legal advice to our clients as to both public records and Sunshine Law matters is an almost daily occurrence for our attorneys. As a regular part of the services we provide to the clients we represent, our attorneys teach the required Four Hour Ethics Course if requested, as well as giving regular training on ethics, Sunshine law, and public records matters to other board members. In addition, we have experience litigating matters implicating the public records law and/or the Sunshine Law.

P. Provide advice and counsel at staff meetings as directed by the our governmental clients.

One aspect of getting in front of issues involves having an open dialog with staff about issues that will come before the Commission in future meetings. We encourage Commissioners and staff to call, text, or email us about any concerns they may have about an agenda item. Some issues require research or preparation, and we strive to resolve all relevant issues prior to the meeting so that the agenda item does not need to be pulled due to a legal concern.

Q. Address legal issues affecting financial matters of our clients, including user fees, impact fees, franchise fees, and special assessments.

Virtually all of our governmental clients over the last 50 years have received extensive assistance from the attorneys of our firm on financial matters, including, but not limited to, user fees, impact fees, and special assessments.

R. Review Requests for Proposals, bid invitation documents, development review applications, agenda items, and other pertinent matters as directed.

The attorneys of the Vose Law Firm regularly review, then assist and advise their local government clients on purchasing and procurement matters, development review applications, all agenda items, and any other legal issues that arise in the course of the representation of the governmental entities we represent.

S. Address and advise clients in community development issues including, but not

limited to, land use law, Florida's Comprehensive Growth Management Act, zoning, code enforcement, development agreements, development orders, developments of regional impact, and condemnation.

The Vose Law Firm and its attorneys have practiced in the field of land use law as part of their representation of virtually all their governmental clients over the years. Becky Vose has been representing local governments for 50 years and has handled all manner of land use, zoning, CRAs, and other such matters. The attorneys of the Vose Law Firm have extensive experience writing and interpreting zoning and land use ordinances and dealing with Florida's Comprehensive Growth Management Act, zoning, redevelopment districts, code enforcement, development agreements, development orders, developments of regional impact, and enterprise zones. Wade Vose has been instrumental in the development of the new comprehensive plan and land development regulations for Florida's newest municipality, the Village of Indiantown. The Vose Law Firm completed a re-write of the Town of Indian River Shores land development code. They have been involved in significant land use litigation on behalf of public clients as well as private clients. The reported case of City of Orlando vs. The School Board of Orange County was handled by Ms. Vose and helped establish the appellate law in Florida relating to the effect of municipal zoning on other public uses.

T. Address and advise City in utility taxes and utility franchise agreements as they relate to Florida governmental agencies.

The Vose Law Firm has extensive experience rendering legal advice and drafting documents relating to utility taxes and utility franchise agreements. The representation of each of the clients of the firm has included the drafting and reviewing of numerous franchise agreements with various utility companies. The representation of the City of St. Cloud included handling the complex transaction between the Orlando Utilities Commission and St. Cloud as to the "take over" of the St. Cloud electrical system by the OUC. The firm is currently negotiating a new franchise agreement with Duke Energy for electrical service to the Town of Oakland.

U. Address and advise City on special assessments and special assessment collections and liens.

The Vose Law Firm has provided general legal services in the areas of special assessments and special assessment collection and liens for each of the governments represented by the firm. In addition, the firm did extensive work for the City of Longwood in reviewing and collecting long over-due special assessments, and the firm has represented Orange County as to CEB lien foreclosures and settlements for the last 25 years.

V. Address and advise governments in the additional following areas: Sunshine Law and public records law; home rule; exercise of police power; practice and procedures before local government land use issues, legislative, and quasi-judicial bodies; and all

other areas of municipal law.

The Vose Law Firm regularly advises clients on the matters above as part of its day to day practice. These are among the most common questions facing local government officials, and as City Attorney, we encourage City staff and officials, including not just the City Commission, but also board members for advisory boards, to contact us if they have any questions about any of these matters. Additionally, we remain in regular contact with county staff to advise staff on the law as well as providing opinions on best practices and procedures.

W. Responding to requests from City Commissioners or City staff within the time period required by the City.

The attorneys at the Vose Law Firm are aware that advising local governments is not strictly an 8 to 5 affair. It is our practice to answer every phone call from a client immediately unless we are in another meeting or in court. When possible, we text the person calling if we are not immediately available to let the caller know when to expect a return call. If something cannot wait, typically it will be easy for a client to reach out to another attorney in the firm and get answers to questions. We are available after hours and on weekends as well, whether for meetings or for situations that are time sensitive.

X. ***Representation of local governments in diverse litigation in state, federal and appellate courts, and Alternative Dispute Resolution experience.***

All of the attorneys of the Vose Law Firm have significant experience with alternative dispute resolution techniques. Becky Vose became certified as a certified circuit court mediator in the 1990s and has mediated hundreds of cases, most of which involved at least one governmental agency.

Y. Condemnation (Eminent Domain) under Florida law

The Vose Law Firm's eminent domain experience includes the full range of eminent domain practice including initial pre-litigation advice and drafting of resolutions, preparation of all pleadings, numerous contested as well as uncontested Order of Taking hearings, settlement negotiations and drafting of settlement documents, mediations, jury trials, and appeals. In addition, they have extensive experience dealing with issues of public use, incidental private use, necessity, inverse condemnation, business damages, severance damages, damages to non-profit entities, historically significant properties, cost to cure, consolidation of parcels, and down-zoning issues. The firm has recently successfully completed eminent domain proceedings for the City of Deltona.

As both an Assistant City Attorney for Orlando and as Special Counsel to the City of Orlando, Ms. Vose represented the City of Orlando for over 15 years in eminent domain litigation. During that time, she represented the City as to numerous acquisitions including

rights-of-way, pedestrian walkways, park lands, land for parking areas, easements for sewage transmission lines, sites for public utility facilities, as well as many other public use projects. As Special Counsel to the City, she handled on a contract basis the acquisition of the property for the Gertrude Walk pedestrian walkway through downtown Orlando as well as the City of Orlando Arena property, (Phases II and III). Ms. Vose also has extensive experience as counsel to property owners of condemned land, and has acted as a certified circuit court mediator in over 100 eminent domain mediations.

Z. Counsel and legal services to local government pension boards, and work with employee pension plans including Florida Statutes, Chapter 175 and Chapter 185 Special Risk Plans

The attorneys of the Vose Law Firm have provided legal services to the Cities of Winter Garden, Longwood, Deltona, Edgewood, Eagle Lake, and St. Cloud relating to employee pension plans including Florida Statutes, Chapter 175 and Chapter 185 Special Risk Plans.

AA. All aspects of construction law and public works (water and wastewater) issues

The attorneys of the Vose Law Firm have extensive experience representing both public and private clients as to virtually all aspects of public works matters, including water and waste water issues, construction law including, but not limited to regulatory compliance, bid solicitations, bid protests, construction contracts, construction litigation, warranty issues, delay damages, etc. The firm has provided extensive legal services as to Public Works (water and waste water) issues for each city represented by the firm.

BB. The creation and administration of Tax Increment Financing Districts (CRAs)

The Vose Law Firm provided legal services to the cities of Naples, Cocoa Beach, Brooksville, Dade City, Winter Garden, Longwood, Edgewood, Deltona, Bunnell, and St. Cloud relating to Tax Increment Financing Districts (CRAs). In addition, as general counsel for the North Lake County Hospital Board of Trustees, the firm had significant experience challenging the authority of municipal tax increment financing districts from imposing charges on the special taxing district.

CC. Environmental law including representation before and negotiations with, various State and Federal regulatory agencies

The attorneys of Vose Law Firm have represented public and private clients with regard to environmental matters in conjunction with governmental representation and private real estate practice. As counsel to the Green Swamp Land Authority, such representation included extensive dealings with the Florida Department of Environmental Protection, the Department of Community Affairs, and two water management districts. While an Assistant City Attorney for Orlando, Ms. Vose worked on the permitting for the Iron Bridge Road Sewage Treatment Plant and for various drainage and other public works projects.

As the City Attorney for Longwood, the firm represented the City in matters relating to a RCRA site on City property and was responsible for negotiations with the Florida Department of Environmental Regulation, [now the Florida Department of Environmental Protection (DEP)], and for matters relating to negotiations with the environmental company hired to evaluate the clean-up of the property.

The attorneys of Vose Law Firm have been extensively involved in the permitting of various environmental features have also represented numerous property owners in negotiations with the FDEP and in litigation over environmental contamination issues. Ms. Vose co-authored the book, *Environmental Survival Kit for Realty Professionals*, a book designed to protect realty professionals from losses due to environmental problems. The Florida Board of Realtors purchased the rights to such publication for purposes of including the publication among its educational materials.

DD. Collective bargaining/Labor Law

The Vose Law Firm has represented local governments it has represented as to numerous collective bargaining matters. The attorneys of the firm currently represent Okeechobee County in its ongoing negotiations with I.A.F.F. Local 2918 relating to city/county fire consolidation issues. In recent years, the attorneys of the firm recently handled the collective bargaining negotiations for the City of Deltona relating to the negotiations with I.A.F.F. Local 2913, and recently successfully concluded collective bargaining negotiations with the Fraternal Order of Police on behalf the City of Bunnell. The attorneys of the firm are now beginning the bargaining process for the fire union at the City of Brooksville. The attorneys of the Vose Law Firm also have extensive experience representing their cities in labor arbitrations, unfair labor practices issues, and general issues relating to employment law.

EE. Municipal and County Charters

The Vose Law Firm and its attorneys have extensive experience in representing cities and counties with regard to charter government, including but not limited to charter amendments, charter review, and the interaction of municipal and county ordinances under governing county charter provisions. Notably, Wade Vose and Vose Law Firm LLP have served three times as General Counsel to the Orange County Charter Review Commission, joining former Orange County Mayor and U.S. Senator Mel Martinez as the only other attorney to have served as General Counsel to the Orange County Charter Review Commission more than once. Mr. Vose prepared the ballot title, ballot summary, and amended charter language for each of the 2012, 2016, and 2024 CRC-initiated charter amendments, with a specific focus on both clarity of the ballot language for the voter, and strict compliance with the exacting standards of Section 101.161, Fla. Stat. and the extensive specialized case law governing the wording of ballot referenda.

In 2013-2014, Mr. Vose served as counsel to the City of Bunnell Charter Review Committee, which was engaged in a comprehensive review of its city charter. Mr. Vose

provided substantial legal and procedural guidance to that committee throughout its deliberations, resulting in Mr. Vose preparing the ballot titles, ballot summaries, and charter amendment language for seven (7) charter referendum questions placed on the municipal ballot. In 2014, Mr. Vose also served as counsel and facilitator to the City of Deltona Charter Review Committee, which resulted in three (3) charter referendum questions prepared by Mr. Vose placed on the municipal ballot. Mr. Vose recently completed assisting the Town of Pierson with a comprehensive review and rewrite of its town charter, which had not been revised or modernized since 1929.

Mr. Vose and the Vose Law Firm also served as General Counsel to the 2016 and 2024 Pinellas County (home of St. Petersburg, Clearwater, and Largo) Charter Review Commissions, notably in 2016 the formative first time that CRC has chosen an attorney unaffiliated with the Pinellas County Attorney's Office. Pinellas County is the most urbanized county in the State of Florida, and Mr. Vose and the Vose Law Firm represented that CRC as it reconsidered the balance of power between the County and its 24 municipalities, as well as between the County and its constitutional officers. In addition, Mr. Vose and the Vose Law Firm served as General Counsel to the 2016 Brevard County Charter Review Commission, 2018 Clay County Charter Review Commission, and the 2020 Alachua County Charter Review Commission.

FF. Municipal Bonds

The Vose Law Firm and its attorneys have extensive experience representing municipalities in a variety of municipal bond matters as local bond counsel. The firm has the appropriate expertise to work hand in hand with professional bond counsel and financial consultants to accomplish bonding for a variety of municipal purposes.

GG. Representation of clients relating to gambling issues and "Internet Cafes"

The Vose Law Firm and its attorneys have represented local governments in matters relating to gambling and Internet Cafes. The cities of Cocoa Beach, South Daytona, Bunnell, and Deltona have faced numerous issues as to illicit gambling activities in the city limits and the Vose Law Firm has provided expert legal services which successfully addressed those issues.

HH. Medical Marijuana issues

The attorneys of the Vose Law Firm have made numerous presentations on the subject of medical marijuana and the appropriate manner for local governments to deal with matters related to that subject. Wade Vose has made numerous public presentations to groups of local government officials on this subject, and has been on several television presentations on this issue. Both Wade Vose and Becky Vose have drafted medical marijuana ordinances for the respective clients they represent. Each client has dealt with

the issue in a different way dependent upon the respective concerns of each of the local governments represented.

II. Bert J. Harris Act matters

The attorneys of the Vose Law Firm have been heavily involved in defending local governments in Bert J. Harris litigation. A few years ago, the City of Anna Maria received in the last year over 100 Bert J. Harris claims, and the local government lawyers of the Vose Law Firm were actively involved in handling those claims. Those claims have been settled with no financial payments by the City.

JJ. Vacation Rental Issues

The City of Anna Maria hired the Vose Law Firm as its City Attorney in the middle of its life and death struggle with Vacation Rentals that were about to "take over" the City. The Vose Law Firm drafted one of the State of Florida's first Vacation Rental Ordinances and successfully defended that ordinance (which evolved over time) in five different legal challenges. The City of Anna Maria has one of the few Vacation Rental Ordinances that has withstood multiple legal challenges, and the City is now flourishing with well-regulated Vacation Rentals. The Vose Law Firm also recently wrote a Vacation Rental Ordinance for the City of Cocoa Beach, which has very different concerns regarding Vacation Rentals.

KK. Forfeiture

The attorneys of the Vose Law Firm have handled extensive forfeiture matters for the clients it has represent over the years. However, due to recent changes in legislation, the firm's local government clients are not as inclined to file forfeitures due to prohibitively high costs involved (unrelated to legal expenses).

LL. Pension matters

The attorneys of the Vose Law Firm regularly interface with pension counsel representing various pension boards and give their cities legal advice regarding the effect pension matters will have on the governmental entity. The firm recently represented the City of Brooksville regarding the closing of a pension plan after the disbandment of that city's police department.

MM. Representation of Government-Owned General Aviation Airport

Our firm also has extensive experience representing a government-owned general aviation airport. Our firm is County Attorney for Okeechobee County, which operates an active general aviation airport (ICAO: KOBE) and its associated Fixed Base Operator ("FBO"), and our firm has represented the airport in a multitude of matters, including,

but not limited to advice concerning compliance with FAA Grant Assurances, disposal of derelict and abandoned aircraft under Sec. 705.183, Fla. Stat., acquisition of a FBO, operation by the County as an FBO, adoption of airport regulations, fees, and service charges under Sec. 332.08, Fla. Stat., hangar leases and evictions, FDOT certifications, agreements with rental car providers, airport protection zoning, and specialized litigation involving an approved airport master plan.

NN. Other specific local government experience not listed above

The Vose Law Firm has also represented cities relating to the following matters:

i) Civil rights defense – USCA, Title VII litigation
ii) Litigation relating to qualifications for election
iii) Redistricting to comply with Federal Court Orders
iv) Disputes between governmental entities relating to zoning and land use
v) Intergovernmental agreements
vi) FEMA reimbursement issues
vii) Labor law, employee disputes, and employee discharge hearings
viii) Historic Preservation
ix) Construction Industry Board of Appeals – establishment and representation
x) Public Employee Relations Commission hearings and appeals
xi) Adult entertainment and bookstore ordinances; bingo regulation
xii) Trap, Neuter, Release feral cat control
xiii) Plasmapheresis facility regulation
xiv) Arbor ordinances and regulation
xv) Sexual harassment litigation
xvi) Age discrimination litigation
xvii) Police legal advisor issues
xviii) Alarm ordinance regulation
xix) Cable TV regulation
xx) Cell phone tower regulations
xxi) Leasing of public property for private use
xxii) Local counsel for bond issues
xxiii) Land banking for future public use
xxiv) Federal grant applications and administration
xxv) Defense of inverse condemnation claims due to restrictive zoning
xxvi) Marina leases
xxvii) Sale/lease back agreements for city
xxviii) Code Enforcement foreclosures
xxix) Annexation disputes
xxx) Noise ordinances
xxxi) Inverse condemnation actions relating to environmental damages
xxxii) Residential Prison Diversion Programs

xxxiii) Mortgage Foreclosure Registration
xxxiv) HUD Uniform Relocation Act requirements
xxxv) Construction Regulation Boards
xxxvi) ADA compliance issues
xxxvii) Customary Beach Use Ordinances
xxxviii) Declarations of Emergency
xxxix) Dogs on the beach regulations and ordinance

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

List of Governmental Clients Represented in the Last 10 Years

City of Cocoa Beach – City Attorney
Comprehensive City Attorney Legal Services

City of South Daytona – City Attorney
Comprehensive City Attorney Legal Services

City of Daytona Beach Shores – City Attorney
Comprehensive City Attorney Legal Services

City of Anna Maria – City Attorney
Comprehensive City Attorney Legal Services

Town of Fort Myers Beach – Town Attorney
Comprehensive Town Attorney Legal Services

City of Brooksville – City Attorney
Comprehensive City Attorney Legal Services

City of St. Pete Beach – Interim City Attorney
Comprehensive City Attorney Legal Services

City of Bunnell – City Attorney
Comprehensive City Attorney Legal Services

City of Rockledge - City Attorney
Comprehensive City Attorney Legal Services

City of Neptune Beach – City Attorney
Comprehensive City Attorney Legal Services

Village of Indiantown – Village Attorney
Comprehensive Village Attorney Legal Services

Town of Oakland – Town Attorney
Comprehensive Town Attorney Legal Services

City of Naples – City Attorney
Comprehensive City Attorney Legal Services

City of Deltona – City Attorney
Comprehensive City Attorney Legal Services

City of Dade City – City Attorney
Comprehensive City Attorney Legal Services

Town of Pierson – Town Attorney
Comprehensive Town Attorney Legal Services

Okeechobee County – County Attorney
Comprehensive County Attorney Legal Services

Barefoot Bay Recreation District – General Counsel
Comprehensive General Counsel Legal Services

Sun 'N Lake Recreation District – General Counsel
Comprehensive General Counsel Legal Services

Orange County, Florida – Charter Review Commission General Counsel; Special Litigation Counsel; General Counsel to Fire and Life Safety Board
Representation of 2016 and 2024 Orange County Charter Review Commissions; representation of Orange County in code enforcement foreclosure litigation; and serve as General Counsel to Fire and Life Safety Board of Adjustments and Appeals.

Monroe County, Florida – Special Litigation Counsel
Represent Monroe County in Code Enforcement Foreclosure litigation

Pinellas County, Florida – General Counsel to Charter Review Commission (2015-2016 and 2023-2024) and Counsel to Pinellas County Redistricting Board
General Counsel for Pinellas County Charter Review Commission (2015-2016 and 2023-2024), and Counsel to Pinellas County Redistricting Board.

Alachua County, Florida – General Counsel to Charter Review Commission (2019-2020)
General Counsel for Alachua County Charter Review Commission (2019-2020).

Brevard County, Florida – General Counsel to Charter Review Commission (2015-2016)
General Counsel for Brevard County Charter Review Commission (2015-2016).

Clay County, Florida – General Counsel to Charter Review Commission (2018)
General Counsel for Clay County Charter Review Commission (2018).

City of Bradenton – Charter Review Counsel
Special Counsel for City of Bradenton Charter Review.

Seminole County Supervisor of Elections – Counsel to Supervisor of Elections
Provided legal services to the Seminole County Supervisor of Elections

Seminole County Tax Collector – Counsel to Tax Collector's Office
Provided legal services to the Seminole County Tax Collector's Office

City of Ft. Pierce – Special Investigator (investigating City Attorney)
Becky Vose was hired by the Florida League of Cities to investigate the City Attorney of Ft. Pierce due to sexual harassment charges.

City of St. Augustine – Special Magistrate (Becky Vose)
Act as Special Magistrate for City of St. Augustine

City of Satellite Beach – Special Magistrate (Wade Vose)
Act as Special Magistrate for City of Satellite Beach

City of Davenport – Special Magistrate (Nancy Stuparich)
Act as Special Magistrate for City of Davenport

City of Ponce Inlet – Special Magistrate (Stephanie Velo)
Act as Special Magistrate for City of Ponce Inlet

Melbourne Village – Special Magistrate (Garrett Olsen)
Act as Special Magistrate for Melbourne Village

EXPERIENCE AND QUALIFICATIONS OF ATTORNEYS AND PRIMARY TOWN ATTORNEY



NANCY ANN M. STUPARICH
Primary Town Attorney

Partner, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: nstuparich@voselaw.com

EDUCATION AND BAR DATA

Florida State University, B.A., cum laude, 1982. (Government/International Affairs)
University of Florida, J.D., 1985 (Law)
Florida State University, MPA & MSP, 1997 (Public Administration/Urban Planning)

Admitted: Florida Bar – Member in Good Standing (No. 646342) 1987
U.S. District Court, Middle District of Florida

PROFESSIONAL EXPERIENCE & POSITIONS HELD

Public Sector:

Town Attorney – Town of Fort Myers Beach, FL Responsibilities include management of the Vose Law Firm's representation of the Town of Fort Myers Beach. Primary duties include attendance and providing legal support to the mayor and town council members, appointed members of town boards including but not limited the Local Planning Agency, etc., the Town Manager, as well as town staff. Additional responsibilities include supervision and coordination with other members of the Vose Law firm performing legal services.

City Attorney – City of Naples, FL Responsibilities include management of the Vose Law Firm's representation of the City of Naples. Primary duties include attendance and providing legal support to the mayor and city council members, appointed members of city boards including but not limited the Planning Advisory Board, the Design Review Board, Code Enforcement Board, etc., Charter Officers (City Manager and City Clerk) as well as city staff. Additional responsibilities include supervision and coordination with other members of the Vose Law firm performing legal services.

Assistant City/Town Attorney for the cities of St. Pete Beach, Anna Maria, Bunnell, and Cocoa Beach, Florida. Responsibilities include providing support to Vose Law Firm

attorneys serving as primary City Attorney in these cities. Duties and responsibilities vary and can include attending public meetings, drafting ordinances, resolutions, policies, agreements, collective bargaining negotiations and other legal documents, representing the city in circuit/county court and quasi-judicial hearings.

Deputy County Attorney for Okeechobee County Duties and responsibilities can vary and include review of contract documents, ordinances, policies, attendance at Planning Board meetings, Code Enforcement Special Magistrate hearings, Construction Industry Licensing Board public hearings, Canvassing Board public meetings, representing the County in county court hearings.

City Attorney, Brooksville, Florida. Responsibilities included providing legal counsel to the City of Brooksville City Council, its and Charter Officers and Department Heads. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

Town Attorney, Oakland, Florida. Responsibilities included providing legal counsel to the Town of Oakland Town Commission, its and Charter Officers and Department Heads. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

City Attorney, Dade City, Florida. Responsibilities included providing legal counsel to the City of Dade City Commission, its Charter Officers, and Police Chief. Duties and responsibilities included attending public meetings, drafting ordinances, resolutions, policies, agreements and other legal documents, purchase and sale of real estate, monitoring pending insurance claims; working with outside counsel; and other duties as needed.

Special Magistrate, City of Davenport, Florida. Preside as the special magistrate for review of code enforcement cases presented by the City of Davenport Code Enforcement Officer.

County Attorney, DeSoto County, Florida. Responsibilities included independently providing legal services to the DeSoto County Board of County Commissioners; drafting written and providing oral legal opinions; participation in public hearings and workshops of the BCC, Planning Board, Code Enforcement Special Magistrate; drafting ordinances, resolutions and negotiation of contracts; defending the county in litigation matters; working with outside legal counsel and staff; and other duties as needed.

Assistant County Attorney, Escambia County, Florida. Responsibilities included representing the county on general county government matters at workshops, public hearings and in court; drafting ordinances, resolutions and contracts; negotiating and completing the purchase, sale and disposition of county real estate assets; serving as the attorney to the Board of Adjustment, Planning Board and the Escambia County Canvassing Board; responding to questions from staff and County Commissioners regarding local government issues; and other projects as assigned by the County Attorney. Awarded recognition as "Employee of the Month" for work and coordination of a tri-party agreement bringing minor league hockey to the county.

Assistant General Counsel, Florida League of Cities. Responsibilities included legislative lobbying; serving as a liaison to the Governor's Property Rights Study Commission II; legal research concerning municipal issues; preparing appellate briefs; preparing the Florida Municipal Attorneys Newsletter; assisting and document drafting for the purchase of Sittig Hall; serving as staff to the Juvenile Justice/Criminal Policy Committee; responding to correspondence and questions from member city officials; and other duties as assigned.

Director Growth Management, Escambia County, Florida. Responsibilities included directing and managing the Escambia County Department of Growth Management, which consisted of the Divisions of Development Services (development order approval), Long-Range Planning (county-wide growth management planning) and Technical Services (management functions); presentations to the Board of County Commissioners and other public groups; and other duties as assigned by the County Administrator.

Of Counsel, Weiss, Serota, Helfman, Pastoriza, Cole, & Boniske, P.L. Responsibilities included providing legal services to various municipalities regarding land use and local government matters; representing quasi-judicial boards; drafting ordinances and resolutions; researching municipal codes, and other duties as assigned.

Staff Attorney, Second District Court of Appeal. Responsibilities included preparing legal memoranda; reviewing appellate briefs and pleadings; presenting oral argument waived cases to panels of three appellate judges; and assisting in drafting & proofing appellate opinions for the Honorable Judge John Scheb (deceased).

Trial Court Law Clerk, 10th Judicial Circuit. Responsibilities included reviewing civil complaints and pleadings; preparing legal memoranda and providing assistance to several circuit civil judges on complex litigation; and other duties as assigned.

Public Sector Appointments (Former):
Member of the City of Clermont Community Redevelopment Board
Member of the Northwest Florida Water Management District Board
Member of the City of Pensacola Planning Commission

Private Sector Representation (Former):

General Counsel, Maruti Fleet Management, Inc. Responsibilities included management of pending insurance claims with adjusters, mediation and settlement of pending litigation, contract review, and personnel issues.

Risk Manager, Florida Lawyers Mutual Insurance Company. Responsibilities included developing and delivering risk management services to insured attorneys to avoid potential legal malpractice claims; presentation of continuing legal education seminars to attorneys; drafting a risk management newsletter and digital risk alerts.

Associate, Freeman, Haber, Rojas & Stanham, LLP. Responsibilities included closing real estate transactions involving primarily foreign clients; drafting corporate documents, agreements and real estate documents; review of title and land use issues; review of commercial leases; supervision of paralegals; and legal research.

Underwriting Counsel, Attorneys Title Insurance Fund, Inc. Responsibilities included identifying and resolving title defects; teaching attorneys and paralegals real estate closing procedures using ATIDS and DoubleTime software program; publication of legal articles for THE FUND CONCEPT; speaking and participating as a panelist at the Fund's Annual Assembly and Affiliate Assembly; and other duties as assigned.

Title Attorney, Lawyers Title Insurance Corporation. Responsibilities included coordinating and closing commercial real estate transactions; reviewing and preparing real estate documents in conjunction with the issuance of title insurance; responding to underwriting questions; and other duties as assigned.

PROFESSIONAL, COMMUNITY AFFILIATIONS, PUBLICATIONS & ACTIVITIES:

CURRENT: Certified as a Labor Relations Professional by the Florida Public Employers Labor Association; Designated a FRA-Redevelopment Professional by the Florida Redevelopment Association; member of the City, County & Local Government Section of The Florida Bar; member of the Environmental and Land Use Section of The Florida Bar; member of the Animal Law Section of The Florida Bar. FORMER: Appointed member of the 18th Judicial Circuit Unauthorized Practice of Law Committee "B"; member of Impact Lake County; member of the South Lake Chamber of Commerce Economic and Policy Committee; Florida Land Use & Environmental Dispute Resolution Special Magistrate for Lake County, Florida, graduate of the City of Oviedo Citizens Police Academy, member of the Executive Council of the City, County and Local Government Section of The Florida Bar; member of the LOMAS Advisory Board; The Florida Bar Convention Committee; former member of The Florida Bar Senior Committee, The Florida Bar Diversity Committee and other local bar associations; Certified Circuit Court Mediator (24865R); participant in the Hillsborough County Guardian Ad Litem Program; co-chair of the International Energy Conference, Rio de Janiero, Brazil; member of Leadership

Miami; member of the American Planning Association; chair of the Organizing Committee for the Quietwater Thunder Formula One/Two Power Boat Grand Prix Race--Pensacola Sports Association; graduate Leadership Pensacola; adjunct professor for real estate at University of West Florida, Legal Administration Program; member, Junior League of Pensacola; sustainer in Miami Junior League; graduate, City of Pensacola Citizens Police Academy; graduate, Escambia County Sheriff's Citizens Law Enforcement Academy; member of Five Flags Rotary International; member of Panhandle Tiger Bay Club; member Escambia and Santa Rosa County Bar Association; member of Pensacola Runners Association, race director, 1997 Downtown Christmas 5K Run & inaugural 1998 PRA Downtown Christmas Parade Dash; co-author of "Private Property Rights: Regulating the Regulators" published in The Florida Bar Journal, January 1996; Tallahassee Women Lawyers Board Member.

PERSONAL:

Nancy Stuparich is a native Floridian from Tampa, Florida current residence in Clermont, Florida (aka "Choice of Champions"); enjoys travel; runner/triathlete who completed a marathon in all 50 states and participated in several Ironman races (Florida, Brazil, Louisville, Texas, Kalamar), finisher of the Great Floridian Triathlon (Clermont, Florida) and RAGBRAI (Register's Annual Great Bicycle Ride Across Iowa), Volunteer at Challenge Daytona, knowledge of conversational Italian & Spanish.

GRETCHEN R. H. ("BECKY") VOSE



Founding Partner, Vose Law Firm LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Cell: (407) 448-0111
Facsimile: (407) 628-5670
Email: bvose@voselaw.com

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EDUCATION AND BAR DATA

Law Degree:	J.D. with High Honors. 1973. University of Florida College of Law, Gainesville, Florida
Grade Average:	3.6 (four point system) Number 1 in Class
Undergraduate Degree:	B.A. in English with High Honors. 1970 Emory University, Atlanta, Georgia
Member/Admitted:	Florida Bar – Member in Good Standing since 1973 50 YEAR MEMBER – FLORIDA BAR Bar No. 169913 U.S. District Court, Middle District of Florida U.S. Fifth Circuit Court of Appeals U.S. Eleventh Circuit Court of Appeals U.S. Court of Appeals for Federal Circuit Orange County Bar Association
Rated:	AV by Martindale-Hubbell (highest rating awarded) Listed in Martindale-Hubbell Bar Register of Preeminent Lawyers

BAR RELATED ACTIVITIES AND HONORS

City, County & Local Government Law Section of Florida Bar
Chairperson, Women in Law Committee, Orange County Bar Association
Fee Arbitration Committee, Orange County Bar Association
Central Florida Association of Women Lawyers
Member, Eminent Domain Committees, Florida Bar and American Bar
Volunteer Guardian Ad Litem Orange Co. Legal Aid Soc. - Cited for Exceptional Service
Volunteer to Homeless Advoc. Program of Orange Co. Bar – Cited for Exceptional Service

LAW SCHOOL POSITIONS AND HONORS

Editorial Board, University of Florida Law Review
Order of the Coif
Senior Class President - University of Florida Law School
Law Center Scholarship
Chairperson of Council of Ten

PUBLICATION

Environmental Survival Kit for Real Estate Professionals (Book and disk. Purchased in the 1990's by the Florida Board of Realtors to be used for continuing education purposes.)

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Assistant City Attorney, Orlando, Florida
Managing Partner/Chairperson, Real Estate Department, Shutts & Bowen Orlando office
Founding Partner, Vose Law Firm, LLP
City Attorney, City of Cocoa Beach
City Attorney, City of Anna Maria
City Attorney, City of Daytona Beach Shores
City Attorney, City of Brooksville
City Attorney, City of St. Pete Beach
City Attorney, City of Naples
City Attorney, City of Winter Garden
City Attorney, City of Edgewood
City Attorney, City of St. Cloud
City Attorney, City of Eagle Lake
City Attorney, City of Longwood
City Attorney, City of Windermere
City Attorney, City of Deltona
Town Attorney, Town of Fort Myers Beach
Town Attorney, Town of Oakland
General Counsel for North Lake County Hospital Board of Trustees
Attorney for City of Orlando Code Enforcement Board
Special Counsel to City of Orlando as to Eminent Domain matters
Special Counsel to Cities of Ocoee and Casselberry
Special Counsel to Orange County Sheriff's Office
City Prosecutor for City of Orlando
Special Counsel to Orange County as to Code Enforcement Foreclosures
Special Counsel to Orange County as to Environmental Claims
Special Litigation Counsel to Orange County Property Appraiser
General Counsel for Green Swamp Land Authority
Counsel to Orange County Fire and Life Safety Code Board of Adjustments and Appeals
Special Counsel to Orange County as to §1983 Civil Rights Litigation
Eminent Domain Mediation Services for: FDOT; Florida Turnpike Authority; Seminole, Orange, Hillsborough, Lake and Polk Counties
Certified Circuit Court Mediator
Nominated for Appointment to Fifth District Court of Appeal

Biographical Sketch - Gretchen R. H. "Becky" Vose

Becky Vose graduated first in her law school class at the University of Florida College of Law, in 1973. While a law student, she was Senior Class President, Chairperson of the Council of Ten, on the editorial board of the University of Florida Law Review, and recipient for three years of a Law Center Scholarship. Upon graduation, she was tapped for membership in Order of the Coif.

In 1973, Becky was admitted to the Florida Bar and began her legal career as an Assistant City Attorney for Orlando. Thereafter she formed the law firm that is the predecessor to the Vose Law Firm. In 1981, she was recruited by Shutts & Bowen to open a branch office in Orlando and served as its managing partner. She was honored by being nominated by the Judicial Nominating Commission for a seat on the Fifth District Court of Appeal.

Over her 51 years of local government representation, Becky Vose has held the position of City Attorney for fifteen (15) cities – Naples, Cocoa Beach, St. Pete Beach, Daytona Beach Shores, Anna Maria, Brooksville, Fort Myers Beach, Winter Garden, Edgewood, Longwood, Windermere, Oakland, Eagle Lake, St. Cloud, Deltona. She also has done major work for Orange County government as to matters ranging from complex environmental litigation and the defense of §1983 Civil Rights claims. She also represented the Orange County Property Appraiser (OCPA) in a multi-year complex intellectual property lawsuit about the software utilized by the Property Appraiser's office. She also held the positions of General Counsel to the North Lake County Hospital Board of Trustees and the Green Swamp Land Authority.

Becky has taught at numerous continuing legal education seminars to other attorneys and has regularly presented seminars and instructional sessions for employees and officials of governmental clients. Ms. Vose is rated A-V Preeminent, which is the highest rating given by Martindale-Hubbell, and she has also been listed in the Martindale-Hubbell Bar Register of Preeminent Lawyers.

WADE CHRISTOPHER VOSE



Managing Partner, Vose Law Firm LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Cell: (321) 299-2289
Facsimile: (407) 628-5670
Email: wvose@voselaw.com

THE FLORIDA BAR BOARD CERTIFIED CITY, COUNTY & LOCAL GOVERNMENT LAW

Martindale-Hubbell AV PREEMINENT Peer Rated for Highest Level of Professional Excellence 2024

EDUCATION AND BAR DATA

Legal

University of Florida College of Law
Gainesville, FL
J.D. with Honors, May 2003
Book Awards:
- Environmental Law
- Intellectual Property Law
- Family Law

Recipient of the Levin College of Law Leonard Scholarship

Undergraduate

University of Florida
Gainesville, FL
B.A. in Political Science, with Honors, May 2000
National Merit Scholar / Florida Academic Scholar
Omicron Delta Kappa Leadership Honorary

Preparatory

Bishop Moore Catholic High School
Orlando, FL
Graduated with Highest Honors, May 1996
Student Body President & Valedictorian

Admitted

Florida Bar – Admitted & Member in Good Standing since 2003
Bar No. 685021
U.S. District Court, Middle District of Florida
U.S. District Court, Northern District of Florida
U.S. District Court, Southern District of Florida
Orange County Bar Association
City, County, and Local Government Law Section – Florida Bar
Environmental & Land Use Law Section – Florida Bar

Certification Board Certified in City, County and Local Government Law

PROFESSIONAL EXPERIENCE

Vose Law Firm LLP (Winter Park, FL)

Managing Partner – As managing partner of an AV-rated statewide local government law firm serving as City Attorney for ten cities and County Attorney for one county, in addition to extensive specialized representation for local governments statewide, responsible for overseeing every segment of the local government representation process, including representation of local government commissions, councils, and boards, client counseling of elected officials, city and county managers/administrators, department heads, staff, and appointed officials, evaluation of claims and defenses, development of litigation strategies, preparation of ordinances, resolutions, development agreements, pleadings, discovery, motions, and memoranda, and argument before trial and appellate courts. January 2004 to present.

City of South Daytona, Florida (South Daytona, FL)

City Attorney – Wade Vose serves as City Attorney to the City of South Daytona, a residential and business-friendly city bordering the Halifax River. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. November 2020 to present.

Village of Indiantown, Florida (Indiantown, FL)

Village Attorney – As Village Attorney to Florida's newest municipality, just formed at the end of 2017, responsible for providing legal advice to the Village Council, Village Manager, Village boards and staff as the Village charts its own course, drafting ordinances, resolutions, and agreements, handling real estate transactions, and conducting litigation on behalf of the Village. September 2018 to present.

City of Rockledge, Florida (Rockledge, FL)

City Attorney – Wade Vose serves as City Attorney to the City of Rockledge, Brevard County's oldest city, located along the picturesque Indian River. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. December 2024 to present.

City of Oviedo, Florida (Oviedo, FL)

City Attorney – Wade Vose serves as City Attorney to the City of Oviedo, a growing city in east Seminole County. Responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. June 2025 to present.

City of Cocoa Beach, Florida (Cocoa Beach, FL)

City Attorney – Vose Law Firm, Becky Vose, and Wade Vose jointly serve as City Attorney to the City of Cocoa Beach, the famous beach community on Florida's Space Coast. Responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. July 2017 to present.

City of Bunnell, Florida (Bunnell, FL)

City Attorney – As City Attorney for this Flagler County city that serves as county seat and is the second largest city geographically in Florida (after Jacksonville), responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City. October 2013 to present.

City of Anna Maria, Florida (Anna Maria, FL)

City Attorney – Vose Law Firm, Becky Vose, and Wade Vose jointly serve as City Attorney to the City of Anna Maria, an idyllic coastal city on Anna Maria Island in the Gulf of Mexico. Responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments, drafting city ordinances and resolutions, and conducting litigation on behalf of the City. March 2015 to present.

City of Satellite Beach, Florida (Satellite Beach, FL)

Special Magistrate – As the first Code Enforcement Special Magistrate for the City of Satellite Beach, a coastal city located near Patrick Air Force Base in Brevard County, responsible for serving as an impartial magistrate to adjudicate violations of the City of Satellite Beach code of ordinances. February 2017 to present.

Okeechobee County Board of County Commissioners (Okeechobee, FL)

County Attorney – As County Attorney for the only county strategically located in both Florida's Treasure Coast and Florida's Heartland, responsible for protecting the legal interests of Okeechobee County by providing comprehensive and quality legal services to the Board of County Commissioners, the County Administrator, and Department Heads, providing legal advice to the Board of County Commissioners and other county boards at public meetings, drafting county ordinances and resolutions, drafting and reviewing county contracts, and conducting litigation on behalf of the County. November 2019 to March 2025.

2024 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2024 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. April 2023 to November 2024.

2024 Pinellas County Charter Review Commission (Clearwater, FL)

General Counsel – As General Counsel to the commission empowered by the Pinellas County Charter to review, on behalf of the citizens of Pinellas County, the operation of county government in order to recommend amendments to the Pinellas County Charter, responsible for advising the 2024 Pinellas County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. September 2023 to November 2024.

2016 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2016 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. March 2015 to November 2016.

2016 Pinellas County Charter Review Commission (Clearwater, FL)

General Counsel – As General Counsel to the commission empowered by the Pinellas County Charter to review, on behalf of the citizens of Pinellas County, the operation of county government in order to recommend amendments to the Pinellas County Charter, responsible for advising the 2016 Pinellas County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. September 2015 to November 2016.

2016 Brevard County Charter Review Commission (Viera, FL)

General Counsel – As General Counsel to the commission empowered by the Brevard County Charter to review and propose amendments to the Brevard

County Charter, responsible for advising the 2016 Brevard County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. October 2015 to November 2016.

2020 Alachua County Charter Review Commission (Gainesville, FL)

General Counsel – As General Counsel to the commission empowered by the Alachua County Charter to review and propose amendments to the Alachua County Charter, responsible for advising the 2020 Alachua County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. October 2019 to November 2020.

2018 Clay County Charter Review Commission (Green Cove Springs, FL)

General Counsel – As General Counsel to the commission empowered by the Clay County Charter to review and propose amendments to the Clay County Charter, responsible for advising the 2018 Clay County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, and preparation of charter amendment and ballot language. December 2017 to July 2018.

2012 Orange County Charter Review Commission (Orlando, FL)

General Counsel – As General Counsel to the commission empowered by the Orange County Charter to conduct a comprehensive study of all phases of county government and place proposed charter amendments on the ballot for voter approval, responsible for advising the 2012 Orange County Charter Review Commission ("CRC") as to all legal matters, including legality and constitutionality of CRC actions and proposed charter amendments, representation of CRC at public meetings, preparation of charter amendment and ballot language, and preparation of CRC final report. August 2011 to November 2012.

Pinellas County, Florida (Clearwater, FL)

Counsel, County Attorney Oversight Committee – The County Attorney Oversight Committee is a unique collegial body created pursuant to Section 4.02 of the Pinellas County Charter, consisting of the seven members of the Pinellas County Commission, plus the five Pinellas County constitutional officers (Sheriff, Tax Collector, Property Appraiser, Supervisor of Elections, and Clerk of the Circuit Court), organized to select, terminate, and annually review, the Pinellas County Attorney. As Counsel to the Committee, responsible for providing outside and

impartial legal advice throughout its process of selection, termination, and annual review of the Pinellas County Attorney. February 2017 to present.

Counsel, County Redistricting Board – The County Redistricting Board is a board created pursuant to Section 3.04 of the Pinellas County Charter, appointed by the Board of County Commissioners after each decennial census to develop and propose county redistricting plans to the BOCC. As Counsel to the Board, responsible for providing outside and impartial legal advice throughout its redistricting proposal development process, including application of the Pinellas County Charter's unique CRB criteria modeled on the Florida Constitution's Fair Districts standards. August 2021 to December 2021.

Town of Pierson, Florida (Pierson, FL)

Town Attorney – As Town Attorney for the Town of Pierson, a small Volusia County town known as the "Fern Capital of the World," responsible for providing legal advice to the Town Council and other Town boards at public meetings, advising all Town staff, drafting ordinances and resolutions, and conducting litigation on behalf of the Town. June 2015 to February 2020.

City of Deltona, Florida (Deltona, FL)

Chief Assistant City Attorney – Vose Law Firm and its Founding Partner, Becky Vose, served for over half a decade as City Attorney to the City of Deltona, an 87,000 resident community in Volusia County. As Chief Assistant City Attorney, responsible for providing legal advice to City Commission and other City boards at public meetings, as necessary, drafting of city ordinances and ordinance amendments, and litigation on behalf of the City. June 2011 to February 2017.

Eighth Judicial Circuit State Attorney's Office (Gainesville, FL)

Certified Legal Intern – Responsible for prosecution of criminal cases as the sole Certified Legal Intern in the Bradford County, Florida office of the Eighth Circuit State Attorney's Office. January 2003 to May 2003.

Ninth Judicial Circuit of Florida (Orlando, FL)

Judicial Law Clerk - Clerked for Circuit Judge Walter Komanski. Responsible for conducting legal research, drafting legal memoranda, final judgments and other judicial orders, and assisting the judge throughout a variety of trials and hearings. May 2001 to August 2001.

PROFESSIONAL ACTIVITIES, AWARDS, AND COMMUNITY INVOLVEMENT

Orange County Government

Authority Member – Orange County Industrial Development Authority (2014 to 2016) **–** Serve as one of five governing members of an industrial development authority responsible for issuing industrial development revenue bonds for the purpose of financing the costs of industrial or manufacturing plants, research and development parks, agricultural processing or storage facilities, warehousing or

distribution facilities, headquarters facilities, tourism facilities, educational facilities, commercial projects in enterprise zones, and health care facilities.

Chairman – Neighborhood Grants Advisory Board (Chairman – Oct. 2008 to Oct. 2009, Vice Chairman – Oct. 2007 to Oct. 2008, Member – Aug. 2006 to May 2011) **–** Responsible for approving criteria for neighborhood grant programs, overseeing the application review process, approval of recommended grant recipients, hearing appeals from grant applications, and monitoring progress of grant recipients.

Board Member – Orange Blossom Trail Development Board (August 2007 to Oct. 2010) **–** Responsible for promoting the economic, social, and aesthetic revitalization of the south Orange Blossom Trail area.

Orlando Business Journal

Forty Under 40, Class of 2009 – Recipient of the Orlando Business Journal's prestigious Forty Under 40 Award, spotlighting forty of the Central Florida region's top young business and civic leaders who demonstrate consistent, outstanding professional achievement and a commitment to community service.

"Reader's Choice – Best Law Firm, 2009 & 2010" – Voted by the readers of the Orlando Business Journal.

Winter Park Chamber of Commerce

Member, Government Affairs Committee – Member of the Winter Park Chamber committee responsible for advocacy on behalf of the Winter Park business community at the local and state level and educating Chamber membership about current affairs effecting the Winter Park business community.

BusinessForce - Orlando Regional Chamber of Commerce

Alumnus, Class 1 – Central Florida Political Leadership Institute – Member of the exclusive 25-person inaugural class of Business Force's Political Leadership Institute, a program designed to identify and equip Central Florida's next generation of elected leaders before they formally choose to run for a specific public office.

Rotary Club of Winter Park

Member of Board of Directors (July 2011 to June 2012)

Leadership Winter Park

Class Member, Class 20 (September 2009 to August 2010)

Leadership Orlando

Alumnus, Class 72 (March 2007 to October 2007)

Leadership Apopka

Alumnus, Class 1 (January 2008 to November 2008)

Orange County Bar Association

Committee Member – Young Lawyers Oath of Admissions Committee (June 2004 to September 2005)

Tiger Bay Club of Central Florida

Member (January 2005 to present)

Apopka Area Chamber of Commerce

Businessman of the Year 2008-2009

Chairman – Apopka Area Political Alliance (Apopka Chamber PAC) (August 2008 to February 2012)

Chairman – Issues & Government Affairs Committee (August 2007 to August 2009)

Member of Board of Directors (June 2007 to February 2012)

Biographical Sketch - Wade C. Vose

Wade Vose is the managing partner of the Vose Law Firm. He is Board Certified by the Florida Bar in the area of City, County, and Local Government Law, and rated AV Preeminent by Martindale-Hubbell. He is a native Floridian and proud "double Gator" having graduated with Honors from the University of Florida College of Law.

Wade serves as the City Attorney for the City of South Daytona, City Attorney for the City of Rockledge, Co-City Attorney for the City of Cocoa Beach, Village Attorney for the Village of Indiantown (Florida's newest municipality), and Special Magistrate for the City of Satellite Beach. Throughout his career, Wade has also served as County Attorney for Okeechobee County, City Attorney for the City of Bunnell, Town Attorney for the Town of Pierson, Chief Assistant City Attorney for the City of Deltona, Counsel to the Pinellas County Redistricting Board, Counsel to the Seminole County Tax Collector's Office, Counsel to the Seminole County Supervisor of Elections' Office, and General Counsel to a total of eight (8) County Charter Review Commissions in five (5) different charter counties (Orange – 2011-2012, 2015-2016, 2023-2024; Pinellas – 2015-2016, 2023-2024; Brevard – 2015-2016; Clay – 2018; Alachua – 2019-2020), in addition to a range of other specialized representation statewide. Wade lives in Maitland with his wife and three daughters.



PAUL R. WATERS

Partner, Vose Law Firm, LLP
146 Istoria Drive
St. Augustine, Florida 32095
Telephone: (904) 495-1054
Email: paul@voselaw.com

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EDUCATION AND BAR DATA

Law Degree:	**Florida Coastal School of Law** **Jacksonville, Florida** Juris Doctor, May 2004
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.A. in Legal Studies, May 1998 Dean's List
Member/Admitted:	Florida Bar – Admitted and member in good standing – Bar No. 817651 Texas Bar – Inactive – Bar No. 24102728

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

City of Bunnell, Florida (Bunnell, FL) - Present

City Attorney – As City Attorney to this Flagler County city that serves as county seat and is the second largest city geographically in Florida (after Jacksonville), responsible for providing legal advice to City Commission and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City.

City of Neptune Beach, Florida (Neptune, FL) - Present

City Attorney – As City Attorney to this beachfront Duval County city, responsible for providing legal advice to City Council and other City boards at public meetings as needed, advising all city departments including planning, finance, police, grants, and public works, drafting city ordinances and resolutions, handling real estate transactions, and conducting litigation on behalf of the City.

Assistant City/Town/Village Attorney (Various Municipalities) - Present

Provides effective legal services and counseling to the cities of Daytona Beach Shores, South Daytona, Cocoa Beach, Anna Maria, and Brooksville; the Village of Indiantown, and the Town of Oakland with a client-centered approach. Duties

include drafting ordinances, resolutions, policies, agreements, legal memoranda, and other legal documents; representing municipalities throughout all phases of litigation, including developing and executing litigation strategies, drafting motions, pleadings, and written discovery, as well as preparing municipal staff and law enforcement officers for hearings; and advising boards on substantive and procedural legal issues during public hearings and workshops.

Okeechobee County (Okeechobee, FL)

Assistant County Attorney – Executes comprehensive and quality legal strategies and services for the Board of County Commissioners. Duties include preparing legal documents, including ordinances, resolutions, and contracts, and advising and representing County staff.

Vilano Management and Postal Fleet Services (St. Augustine)

Corporate Counsel (2020 – 2022)

- Advise other senior leaders on legal issues involved with operating a $300M per year transportation company.
- Oversee regulatory compliance and respond to investigations from the Department of Labor that arise from 2,000 employees
- Oversee regulatory compliance and respond to investigations from the Department of Transportation involved with operating a fleet of over 1,500 tractor trailers
- Perform contract negotiations and draft vendor agreements, sub-contracts, real estate leases, employee leasing agreements, and equipment leasing agreements
- Handle personnel matters including disciplinary actions, lay-offs, non-disclosure agreements, draft personnel manuals, and oversee employee health & wellness plans
- Supervise litigation involving alleged wrongful termination (discrimination and retaliation), wage and hour disputes, breach of contract and insurance claims for trucking accidents

Florida Department of Business and Professional Regulation (Tallahassee)

Deputy Secretary of Professional Regulation (August 2017 – January 2019)

- Agency head in charge of six divisions and 20 professional boards
- Managed the regulation of over 900,000 professionals
- Responsible for the activities of over 450 employees
- Presented before legislative committees and conduct bill analysis

Executive Director, Florida State Boxing Commission (July 2014 - August 2017)

- Coordinated all professional boxing and mixed martial arts events throughout Florida
- Managed over 60 Commission staff and event officials
- Led project to re-write administrative rules governing combat sports
- Supervised sanctioning of reality television series "The Ultimate Fighter"

Deputy General Counsel (June 2013 - August 2014)
- Managed over 50 attorneys and office staff
- Supervised prosecution of 2,500 cases annually before agency's professional boards
- Acted as legal advisor to General Counsel and senior managers
- Served as informal hearing officer
- Conducted bill analysis, handled legislative requests and responded to media inquiries

Chief Attorney (Oct. 2010 - June 2013)
- Managed over 15 attorneys and office staff
- Supervised prosecution of over 1,000 cases annually
- Conducted hearings before Construction Industry Licensing Board

Staff Attorney (Oct. 2008 - Oct. 2010)
- Prosecuted construction contractors for violations of Florida statutes and administrative rules

Finlay Property Development, Construction and Property Management (Jacksonville)
Assistant Corporate Counsel (2005 – 2008)
- Supervised due diligence for tax-credit, construction and perm loan closings
- Litigated cases involving breach of contract, liens and construction defects
- Conducted residential closings for in-house title company (Best American Title)

Biographical Sketch – Paul R. Waters

Paul Waters is a partner with the Vose Law Firm. He serves as City Attorney for the City of Bunnell, as City Attorney for the City of Neptune Beach, and as an assistant city/county attorney for each of the firm's other local government clients. Since joining the firm in 2022, Mr. Waters has handled most of the firm's appeals, including a recent victory after oral argument before the Sixth District Court of Appeals that upheld the validity of the City of Naples' fertilizer ordinance. This ruling paves the way for other local governments to maintain clean water free from harmful pollutants that cause algae blooms, fish kills and pose human health risks. In addition, Mr. Waters successfully defended a petition for writ of certiorari challenging a city's decision to deny a development permit application. He also litigates other permit denial cases and code enforcement lien foreclosures.

Mr. Waters has a wealth of government legal representation experience, having held various supervisory legal and executive positions within the Florida Department of Business and Professional Regulation (DBPR) over an eleven-year period. He served as Deputy Secretary, which is the Agency's most senior position in charge of regulating almost one million licensees and 20 of the State's largest regulatory boards, many that directly impact local governments, including the Construction Industry Licensing Board,

the Building Code Commission, the Building Code Administrators Board, and the Real Estate Commission just to name a few.

As Deputy Secretary, Mr. Waters often testified before legislative committees and met daily with legislators and senior gubernatorial staff to resolve complex policy and legal issues. In addition, Mr. Waters served as Deputy General Counsel, which is the lead attorney in charge of seventy prosecuting attorneys and support staff which prosecuted thousands of cases annually before the Agency's boards and the Division of Administrative Hearings. He also served as the Executive Director of the Florida Athletic Commission, which oversaw all professional boxing and MMA events held in the State, many of which were major televised events including the sanctioning of the reality television show "The Ultimate Fighter."

Finally, Mr. Waters served as the Agency's informal hearing officer for a contentious casino license denial case. The case made its way to the Florida Supreme Court, which upheld Mr. Waters' decision and legal analysis.

After leaving DBPR and prior to working for the firm, Mr. Waters served three years as General Counsel for a national transportation company, which was the second largest government contractor for the United States Post Office. In that role, he oversaw regulatory compliance with federal and state departments of labor and departments of transportation arising from over 2,000 employees and 1,500 tractor trailers. Mr. Waters settled lawsuits involving wrongful termination for alleged discrimination, alleged retaliatory firings of whistleblowers, and allegations of hostile work environment. He was instrumental in the dismissal of a Department of Justice investigation involving alleged unpaid fringe benefits and wages. Finally, Mr. Waters managed outside insurance attorneys defending the company in truck accident lawsuits, some of which involved fatalities.

After graduating the University of Central Florida with a Bachelor of Arts (BA) degree in Legal Studies from the University of Central Florida, Mr. Waters served as an environmental and zoning code enforcement officer for Volusia County where he enforced one of Florida's first sea turtle lighting ordinances that "darkened" almost 36 miles of Volusia's beachfront, a very controversial program at the time. It was that experience of presenting cases before Volusia County's Code Enforcement Board that led Mr. Waters to attend law school at the Florida Coastal School of law, where he received the degree of Juris Doctor.

Mr. Waters is licensed in Florida and Texas (inactive), and he is a member of the Middle District of Florida's Federal Court Bar. He is also a member of the Volusia County Bar Association. While not working, Mr. Waters enjoys spending time outdoors with his wife and 16-year-old son surfing, fishing, and jogging.



GARRETT M. OLSEN

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Email: golsen@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**Florida State University College of Law** **Tallahassee, Florida** J.D., *cum laude* Certificate in Environmental, Natural Resources, & Land Use Law, with *honors* Dean's List
Undergraduate Degree:	**University of South Florida** **Tampa, Florida** B.A. in Economics and Philosophy, *cum laude* Dean's List
Member/Admitted:	Florida Bar – Admitted and member in good standing – Bar No. 1025600

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Sun 'N Lake of Sebring Improvement District - Present

General Counsel – As General Counsel to an independent special district with a population of 9,000, responsible for providing legal advice to the district Board of Supervisors and other district boards at public meetings as needed, advising all district departments, drafting district and reviewing district resolutions and agreements, handling real estate transactions, and conducting litigation on behalf of the district.

Barefoot Bay Recreation District - Present

General Counsel – As General Counsel to the largest Ch. 418 recreation district in Florida, located in southern Brevard County, responsible for providing legal advice to the district Board of Trustees and other district boards at public meetings as needed, advising all district departments, drafting district and reviewing district resolutions and agreements, handling real estate transactions, and conducting litigation on behalf of the district.

Assistant City/Town/Village Attorney (Various Municipalities) - Present

Provides effective legal services and counseling to the cities of Daytona Beach Shores, South Daytona, Bunnell, Cocoa Beach, Anna Maria, and Brooksville; the Village of Indiantown, and the Town of Oakland with a client-centered approach. Duties include drafting ordinances, resolutions, policies, agreements, legal memoranda, and other legal documents; representing municipalities throughout all phases of litigation, including developing and executing litigation strategies, drafting motions, pleadings, and written discovery, as well as preparing municipal staff and law enforcement officers for hearings; and advising boards on substantive and procedural legal issues during public hearings and workshops.

Okeechobee County (Okeechobee, FL)

Assistant County Attorney – Executes comprehensive and quality legal strategies and services for the Board of County Commissioners. Duties include regular representation of the Okeechobee County Construction Industry Licensing Board and the Okeechobee County Planning Board at public hearings; preparing legal documents, including ordinances, resolutions, and contracts; advising and representing the County's building officials regarding the enforcement of the Florida Building Code and the International Property Maintenance Code; assisting in prosecuting code enforcement violations and related appeals; and representing the County in all related appellate litigation.

Cole, Scott & Kissane, P.A. (Orlando, FL)

Associate Attorney/ Law Clerk – Represented businesses and individuals in construction and commercial litigation matters. Practice included defending and asserting construction defect claims, including actions for breach of contract, contractual indemnity and defense, and other commercial claims. Drafted legal memoranda, motions, pleadings, and targeted written discovery to further client objectives. Negotiated and secured settlements on behalf of clients. Deposed expert witnesses in large, complex litigation cases. Led pre-trial process in construction defect case resulting in settlement for under targeted amount. Practiced under supervised practice program while studying for the Florida Bar from May 2020 to November 2020.

City of Tallahassee

City Attorney's Office (Tallahassee, FL) Law Clerk – Provided high-quality research memoranda on a range of legal issues. Drafted pleadings, motions, and written discovery. Attended deposition preparation meetings and observed hearings in federal court. Managed small-claims cases from factual intake phase to initiate litigation. Drafted advisory opinions for city leadership on federal and state constitutional issues. Assisted in developing and executing litigation strategies. Assisted in drafting contracts.

Cobb Cole, P.A. (Daytona Beach, FL)

Summer Associate – Provided high-quality, effective legal services and research for clients over two summers. Executed legal strategies through drafting legal memoranda, motions, pleadings, and written discovery in state and federal court. Attended hearings, mediations, and assisted in settlement negotiations. Drafted contracts. Assisted in preparing development agreement with Florida county for mixed-use project. Interacted with clients regularly and attended client meetings.

RECENT REPRESENTATIVE EXPERIENCE

- Represented Okeechobee County and the Okeechobee County Sheriff's Office in a civil action under 828.073, Fla. Stat., to take custody of neglected horses and dogs while securing $60,000.00 judgement in County's favor.
- Represented the City of South Daytona in Florida's Fifth District Court of Appeal involving second-tier certiorari review of code enforcement fine reduction hearing concerning a nearly half-million dollar fine.
- Represented the City of Daytona Beach Shores in civil action under 828.073, Fla. Stat., to take custody of neglected dogs while securing judgment for all costs in City's favor.
- Represented the Okeechobee County Building Official on direct appeal of Construction Industry Licensing Board Decision to uphold the condemnation of buildings.
- Advised the City of Bunnell during a public meeting of legal requirements to adopt tentative millage and budget under Florida law.

BAR AND COMMUNITY RELATED ACTIVITIES

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Young Lawyers Division of the Florida Bar

PERSONAL

A native of Central Florida, Garrett is an Attorney for the Vose Law Firm and is an integral part of the firm's local government practice. Garrett regularly advises municipalities and counties on a range of legal issues, including representing numerous city and county boards during public hearings and related litigation.

Garrett received his Bachelor of Arts in Economics and Philosophy from the University of South Florida in Tampa, Florida. He then went on to earn a Juris Doctor and Certificate in Environmental, Natural Resources, & Land Use Law from the Florida State University College of Law. During his time at Florida State, Garrett focused primarily on litigation, land use, and related environmental courses. Garrett built on this area of focus as a summer associate with one of Central Florida's most respected law firms during both of his law school summers. However, it was not until Garrett worked as a law clerk for the City of Tallahassee that he became inspired to apply his love for litigation and land use law to a local government practice.

Following a litigation practice at one of Florida's largest civil litigation firms, Garrett found his home at the Vose Law Firm. Garrett now counsels local government clients in numerous areas, including representation in trial and appellate litigation, advising boards on substantive and procedural issues during public hearings and workshops, and training staff with an eye to avoiding litigation in the first place. Garrett enjoys the fast-paced, collaborative nature of local government representation and strives to deliver outstanding client-centered legal services to the firm's clients.

When he is not rooting on his South Florida Bulls or Florida State Seminoles, Garrett enjoys cooking, enjoying the outdoors at a golf course or on the water, and spending time with his friends and family.



STEPHANIE M. VELO

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: svelo@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**University of Florida College of Law** **Gainesville, Florida** J.D. with Honors Certificate in Real Estate and Land Use Law
Undergraduate Degree:	**University of Hawaii** **Honolulu, Hawaii** B.A. in English and Spanish Sigma Delta Pi National Collegiate Hispanic Honor Society
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1025182

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

Environmental and Land Use Law J.D. Fellowship
University of Florida Levin College of Law President's Scholarship
Book Award in Florida Administrative Law
Teaching Assistant for Conservation Real Estate and Legal Writing
Study Abroad, University of Costa Rica, International Environmental Law
Journal of Technology Law and Policy

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Town Attorney – Town of Oakland, Florida. Present.

Provide comprehensive legal services to the Town of Oakland, a growing municipality in northwest Orange County. Attend all town meetings and provide the majority of legal services for the municipality.

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Cocoa Beach, South Daytona, and Brooksville; and the Village of Indiantown. Duties include all legal work including, but not limited to, the drafting of ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents; representation of municipalities in litigation and other legal disputes; participation in public

hearings and workshops of the governing body; and providing written and oral legal opinions to municipal staff and public officials.

Monroe County (Key West, FL) Present

Special Counsel as to Code Enforcement Foreclosure – Duties include drafting pleadings and motions, evaluating the County's code enforcement liens, conducting legal research, and appearing at hearings on behalf of Monroe County.

Okeechobee County (Okeechobee, FL)

Deputy County Attorney – Duties include assisting the County Attorney with providing comprehensive and quality legal services to the Board of County Commissioners; drafting and review of documents, including ordinances, resolutions, policies, and contracts; and attendance at public hearings before the Code Enforcement Special Magistrate and Construction Industry Licensing Board.

Salter Feiber, P.A. (Gainesville, FL)

Law Clerk – Responsible for conducting legal research; drafting legal memoranda; reviewing real estate contracts, land surveys, title reports, and real property encumbrances; and assisting supervising attorneys with the drafting of pleadings and motions, as well as contracts, easements and other transactional documents.

Florida Division of Administrative Hearings (Tallahassee, FL)

Judicial Law Clerk – Clerked for Administrative Law Judge Cathy Sellers. Responsible for conducting legal research, drafting legal memoranda and final orders, reviewing evidence and proposed orders, and assisting the Administrative Law Judge through hearings conducted pursuant to Chapter 120, Florida Statutes.

Alachua Conservation Trust (Alachua, FL)

Legal Intern – Responsible for conducting legal research; reviewing title reports; drafting conservation easements, option contracts, and legal memoranda; and preparing conservation easement baseline documentation reports prior to closing.

BAR AND COMMUNITY RELATED ACTIVITIES

Florida Bar Section and Division Memberships:

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Real Property, Probate, and Trust Law ("RPPTL") Section of Florida Bar
Young Lawyers Division of the Florida Bar

Real Property Litigation Committee ("RPPTL" Section)

Volunteer Assistant – Assisted Committee Chair and Legislative Co-Liaison with evaluating proposed legislation affecting real property transactions and litigation. Prepared and gave presentations at Section/Committee meetings in order to educate Section members and evaluate their support for the proposed legislation.

LANGUAGE ABILITIES

Spanish – Conversational. While studying abroad in law school, analyzed Costa Rican environmental resource management law in order to develop recommendations for the management and conservation of the Tempisque Watershed and Parque Nacional Palo Verde, a national park designated to be a wetland of international importance under the Ramsar Convention and listed in the Montreux.



CHLOE E. BERRYMAN

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: cberryman@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**University of Florida Levin College of Law** **Gainesville, Florida** J.D., *cum laude* Top 10% of Class Dean's List and President's Honor Roll
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.S. in Psychology, *cum laude* Burnett Honors College Honors in the Major Minor in Crime, Law, and Deviance Certificate in Behavioral Forensics Psi Chi Honors Society
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1032129

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

Order of the Coif
University of Florida Levin College of Law President's Scholarship
Book Award in Appellate Advocacy
Teaching Assistant for Legal Writing and Appellate Advocacy
Florida Law Review, Managing Editor
Vice President of the Criminal Law Association

PROFESSIONAL AND GOVERNMENTAL POSITIONS HELD

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Brooksville, Bunnell, Cocoa Beach, Daytona Beach Shores, Oviedo, Rockledge, and South Daytona; the Village of Indiantown; and the Town of Fort Myers Beach. Duties include all legal work including, but not limited to, drafting ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents;

representation of municipalities across all stages of litigation, including appellate litigation and other legal disputes; participation in public hearings and workshops of the governing body; providing written and oral legal opinions to municipal staff and public officials; and advising boards on substantive and procedural legal issues during public hearings and workshops. Guides and represents municipalities through union-related issues heard by the Public Employees Relation Commission (PERC).

Okeechobee County (Okeechobee, FL)

Deputy County Attorney – Provides comprehensive and quality legal services to the Board of County Commissioners. Duties include preparation and review of legal documents, including ordinances, resolutions, policies, and contracts; attendance at public hearings before the Code Enforcement Special Magistrate; and assisting in prosecuting code enforcement violations.

Counsel to the Okeechobee County Canvassing Board – Provides legal services, including written and oral legal opinions, to the Okeechobee County Canvassing Board and attends public meetings.

2024 Orange County Charter Review Commission (Orlando, FL)

Deputy General Counsel – Conducted research and prepared written legal opinions to assist the General Counsel in advising the 2024 Orange County Charter Review Commission ("CRC") as to the legality and constitutionality of CRC actions and proposed charter amendments. Compiled, analyzed, and summarized data from historical documents, special laws, and local government charters throughout Florida.

2024 Pinellas County Charter Review Commission (Clearwater, FL)

Deputy General Counsel – Conducted research and prepared written legal opinions to assist the General Counsel in advising the 2024 Pinellas County Charter Review Commission ("CRC") as to the legality and constitutionality of CRC actions and proposed charter amendments. Compiled, analyzed, and summarized data from historical documents, special laws, and local government charters throughout Florida.

Rohe Law, P.A. (Tavares, FL)

Summer Associate/Associate Attorney – Represented clients at various stages of family law litigation. Represented clients at fact-intensive hearings, including temporary relief hearings concerning alimony, timesharing, and child support. Drafted pleadings, motions, stipulations, proposed orders, and discovery requests and responses. Negotiated on behalf of clients at settlement conferences and mediations. Drafted settlement agreements to creatively resolve cases involving complex legal and factual issues. Second chaired dissolution of marriage trial involving minor children with psychological experts. Researched complex issues

concerning a variety of areas of law including family law, constitutional law, real property, trusts, and corporations. Drafted clear and organized memoranda analyzing research findings.

Intimate Partner Violence Assistance Clinic (Gainesville, FL)

Certified Legal Intern – Provided legal assistance to indigent survivors of domestic violence. Interviewed clients and developed safety plans tailored to each client's needs. Drafted pleadings and represented clients in court proceedings.

University of Florida, Levin College of Law (Gainesville, FL)

Research Assistant – Researched and analyzed complex legal and psychological issues, including the applicability of the insanity defense to police officers with Post-Traumatic Stress Disorder. Drafted detailed memoranda on findings.

Office of the State Attorney, Eighth Judicial Circuit (Gainesville, FL)

Summer Intern – Researched and analyzed case and statutory law to assist attorneys in prosecuting criminal felony cases. Analyzed and summarized evidence in preparation for litigation.

BAR AND COMMUNITY RELATED ACTIVITIES

City, County & Local Government Law Section of Florida Bar
Environmental and Land Use Law Section of Florida Bar
Young Lawyers Division of the Florida Bar

PROFESSIONAL PUBLICATIONS

Chloe E. Berryman, Note, *Holding Social Media Providers Liable for Acts of Domestic Terrorism*, 72 FLA. L. REV. 1329 (2020).

Chloe Berryman, Christopher J. Ferguson, & Charles Negy, *Social Media Use and Mental Health Among Young Adults*, 89 PSYCHIATRIC Q. 307 (2018).



TAYLOR R. SIMONDS

Attorney, Vose Law Firm, LLP
324 West Morse Blvd.
Winter Park, Florida 32789
Telephone: (407) 645-3735
Facsimile: (407) 628-5670
Email: tsimonds@voselaw.com

EDUCATION AND BAR DATA

Law Degree:	**Stetson University College of Law** **Gulfport, Florida** J.D., *cum laude* Top 25% of Class Dean's List
Undergraduate Degree:	**University of Central Florida** **Orlando, Florida** B.S. in Marketing Dean's List
Member/Admitted:	Florida Bar – Member in Good Standing – Bar No. 1050253

LAW SCHOOL POSITIONS, ACTIVITIES, AND HONORS

William C. Vis Int'l Commercial Arbitration Moot Team, Student Coach & Team Captain
Dispute Resolution Board
Research Assistant for Law Through the Lens of Poetry
Teaching Assistant for International Sales Law & Arbitration
Stetson Ambassadors, Deputy Chair of Program Development
Stephanie A. Vaughan Excellence in Advocacy Award

PROFESSIONAL POSITIONS HELD

Assistant City/Village Attorney (Various Municipalities) Present

Responsible for providing legal services to the cities of Anna Maria, Brooksville, Bunnell, Cocoa Beach, Daytona Beach Shores, Oviedo, Rockledge, and South Daytona; the Village of Indiantown; and the Town of Fort Myers Beach. Duties include all legal work including, but not limited to, drafting ordinances, resolutions, polices, agreements, legal memoranda, and other legal documents; representation of municipalities across all stages of litigation, including appellate litigation and other legal disputes; participation in public hearings and workshops of the governing body; providing written and oral legal opinions to municipal staff and public officials; and advising boards on substantive and procedural legal

issues during public hearings and workshops. Guides and represents municipalities through union-related issues heard by the Public Employees Relation Commission (PERC).

Akerman, LLP (Orlando, FL)

Summer Associate/Associate Attorney – Managed docket of complex commercial litigation matters, including high-profile art fraud, business litigation disputes valued in excess of seven figures, negotiation of settlement, and judgment enforcement proceedings. Engaged in motion practice and advocacy in various litigation arenas, including commercial tenant/landlord litigation, franchise law, business contract disputes, insurance disputes, and personal injury. Researched complex legal issues and applied legal arguments in multiple national jurisdictions.

Doyle Conflict Resolution (Naples, FL)

Law Clerk – Acted in advisory capacity to arbitrator in granting awards by analyzing, reviewing, and presenting determinations of fact and law. Drafted non-binding arbitration court orders with attention to strict deadlines.

The Law Offices of Hoyt & Bryan, LLC (Oviedo, FL)

Law Clerk – Implemented and trained office in new digital system for tracking probate processes. Edited and wrote new content for partners' line of estate planning client-advising books. Researched relevant case law and legal developments in areas of Elder Law, Pet Law, and Wills, Trusts & Estates including for presentation at the 2021 Annual Florida Bar Convention and 2021 Western CPE Conference.

BAR AND COMMUNITY RELATED ACTIVITIES

Young Lawyers Division of the Florida Bar
Entertainment, Arts & Sports Law Section of the Florida Bar

PUBLICATIONS

COLLATERAL DAMAGE: A Novel; Parliament House (2019); ISBN: 987-0578457321
AN INFINITE PULL (2024); ISBN: 979-8218358532

FEE PROPOSAL

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Fee Proposal

$20,000 per month, *$90,000 under budget*, all-inclusive including Litigation

The Vose Law Firm proposes to provide unlimited and complete Town Attorney legal services to the Town of Howey-in-the-Hills, including Litigation, for $20,000 per month ($90,000 *under budget*). That lump sum fee would include all the services described in the Request for Qualifications, attendance at meetings, litigation (including oversight and monitoring of litigation covered by insurance defense), and representation of the Town's enterprise funds, but does not include serving as Special Magistrate (which legally cannot be provided by either an inside or outside Town Attorney due to conflict issues), insurance defense litigation, and general bond counsel work. Fees for local bond counsel work will be calculated as 40% of bond counsel fees and would be paid out of bond proceeds. After the first year of services, our flat fee would adjust upwards by CPI. **The fees proposed would result in Town Attorney costs of $90,000 *less* than those provided in the City's current budget for Legal Services expenses. The current budget for Legal Services is $300,000 under General Government and $30,000 under Water Utility Services.**

There would be no additional billing for any ancillary legal services, research expenses (such as Westlaw/Lexis fees), travel or miscellaneous expenses, (copying, phone, fax, courier, etc.) and no other costs or expenses, (other than the pre-approved out of pocket expenses mentioned below), that would be billed separately. There would be no other expenses or fees charged, regardless of the time needed or complexity involved in any legal matter. Pre-approved out of pocket costs, (such as court filing fees, and court reporter fees), would be billed at cost, with no mark-up or multiplier.

Our flat fee proposal would give complete budgetary certainty as to Town Attorney and litigation attorney expenses of the Town, while providing unlimited access to the best local government legal talent available in the state.

Hiring our firm on a flat fee is the equivalent of having a large in-house legal staff at a small fraction of the cost. From our experience, litigation cannot always be avoided, and sometimes litigation is needed to proactively protect the best interests of the city. Those are the times when legal expenses can get out of hand if the city is paying for its legal services by the hour. Our clients believe that it is a wise choice to pay a flat fee that includes litigation fees each month to ensure budgetary certainty and prevent the frightening experience of out of control legal costs. Many governmental agencies with attorneys who charge an hourly rate can suffer "sticker shock" when unexpected

litigation occurs, or a unique and time-consuming legal issue arises, and legal fees get extremely high. Our fixed fee structure (including day to day legal services, litigation and all special projects) protects our governmental clients from such an experience. Having a law firm that does not charge additional fees for litigation can also be extremely helpful in negotiating a resolution of a dispute. When one side of a dispute is not fearful of runaway legal fees, (such as a local government with a fixed fee attorney contract including litigation), and the other side has such fears, the non-fearful party definitely has a "leg-up" in the negotiations.

Our fixed fee arrangement would provide budgetary certainty and would result in the Town of Howey-in-the-Hills having *unlimited* access to and support from eight (8) highly skilled and experienced local government attorneys. This arrangement would take the fear of litigation costs out of the equation when third parties threaten litigation if the Town does not meet the demands of that third party.

The attorneys of the Vose Law Firm have realized over the years that an all-inclusive retainer results in more frequent contact between the attorneys on one side, and the staff and elected officials on the other, which almost always results in less "false starts," and unintentional legal errors by staff. The end result of having the government's lawyers involved in projects and work from the very beginning, is that litigation is avoided, and legal work to "fix" a problem is kept to a minimum. The attorneys of the Vose Law Firm wish to truly be a part of the Town of Howey-in-the-Hills and work diligently to keep the Town out of trouble and ensure the smooth running of the Town without unnecessary litigation or problems.

The attorneys of our firm understand that a governmental entity that has a reputation of vigorously defending its interests will be the object of fewer lawsuits. Therefore, our firm strives to maintain the delicate balance of providing legal advice that serves the best interests of the government while avoiding unnecessary litigation. But if litigation becomes necessary, the Vose Law Firm vigorously provides a strong and effective offense or defense as needed. It is our firm's belief that our best interests are inexorably tied to the best interests of our clients. **If our clients benefit, so do we!**

REFERENCES

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Local Government Client References

City of Cocoa Beach – City Attorney
1600 Minutemen Causeway, P.O. Box 322430, Cocoa Beach, FL 32932
Contact: Skip Williams, Vice-Mayor
Phone: 321-783-1850
Comprehensive City Attorney Legal Services
June 2017 to present
$20,000 per month flat fee

City of South Daytona – City Attorney
1672 S. Ridgewood Ave., South Daytona, FL 32119
Contact: Les Gillis, City Manager
Phone: 386-322-3014
Comprehensive City Attorney Legal Services
November 2020 - present
$10,000 per month flat fee

City of Daytona Beach Shores – City Attorney
2990 S. Atlantic Ave., Daytona Beach Shores, FL 32118
Contact: Kurt Swartzlander, City Manager
Phone: 386-547-9238
Comprehensive City Attorney Legal Services
June 2020 to present
$10,200 per month flat fee

City of Anna Maria – City Attorney
P.O. Box 779, Anna Maria, FL 34216
Contact: Mark Short, Mayor
Phone: 248-672-8382
Comprehensive City Attorney Legal Services
March 2015 to present
$9,412 per month flat fee

Town of Fort Myers Beach – Town Attorney
2731 Oak St., Fort Myers Beach, FL 33931
Contact: Karen Woodson, Town Council Member
Phone: 239-955-3450
Comprehensive Town Attorney Legal Services
July 2023 to present

$25,000 per month flat rate

City of Brooksville – City Attorney
201 Howell Ave., Brooksville, FL 34601
Contact: Christa Tanner, Mayor
Phone: 352-585-7604
Comprehensive City Attorney Legal Services
September 2017 to present
$12,500 per month flat fee

City of St. Pete Beach – Interim City Attorney
155 Corey Avenue, St. Pete Beach, FL 33706
Contact: Joe Moholland, Vice-Mayor
Phone: 703-856-0579
Comprehensive City Attorney Legal Services
October 2024 to present
$37,500 per month flat fee

Accomplishments with Similar Projects

Our firm has been blessed with representing a multitude of wonderful local governments throughout our long history. In every representation, we have greatly benefited our clients through numerous accomplishments. A few of those accomplishments are described below.

Cocoa Beach Revitalization

In 2017, when the Vose Law Firm took over as City Attorney for Cocoa Beach, the downtown area was essentially "dead". The downtown was mostly empty storefronts with a smattering of t-shirt shops and random storefront businesses like a plumbing supply company and an electrical contractor. Downtown was also the location of some municipal buildings that were in terrible condition after Hurricane Irma. Outside the immediate downtown area, there were numerous hotels in terrible condition, with some being the location of criminal and drug activity.

Our firm was instrumental in two sets of major comprehensive plan and land development code rewrites that involved extensive public hearings, public input, and even charter amendment referenda, to ensure that the changes to the comprehensive plan and code were in line with the will of the elected officials and residents. Our firm leveraged its particular expertise in both land use and municipal charter law to provide the City with a path forward to a thriving downtown and renewed development of new hotels and commercial enterprises, while still preserving the heart of certain height and density restrictions in the City's charter.

A few weeks ago the City of Cocoa Beach had its ribbon cutting for its new City Hall with outdoor public space for concerts and other city events. The new City Hall followed the construction and opening of the new fire station, new police station, and new downtown parking garage. The downtown area of Cocoa Beach is now a vibrant and thriving location for tourists and locals alike to enjoy all that Cocoa Beach has to offer. The rest of Cocoa Beach has also followed suit with extensive new construction leveraging the revised rules, including the $420 million Westin luxury resort and conference center project set for opening in 2027. Our firm used its expertise and knowhow to assist and guide the City of Cocoa Beach on its path forward to economic development and revitalization of the City and its infrastructure.

Village of Indiantown – Building the plane while flying it!

When Wade Vose was hired by the Village of Indiantown in 2018 as its first permanent Village Attorney, our firm was faced with a newly created municipality that

had just been incorporated and therefore did not even have its own ordinances or comprehensive plan. At the time our firm was hired, Indiantown was a remote, rural, low-income area with virtually no development in reach, even though the elected officials wanted to create a vibrant and growing municipality.

In order to bring about change, a break with the status quo was necessary. Mr. Vose was instrumental in the development of both the Village's own comprehensive plan, and the Village's own land development regulations, both specifically designed to be much more dynamic than Martin County's land use rules, and much more in tune with the Village's goal of revitalization. In addition, when it became clear that water and sewer capacity could quickly become a major constraint on dynamic growth, Mr. Vose was instrumental in the Village's acquisition of the Indiantown Company's private water and sewer system, purchased with the largest loan forgiveness ever provided by the FDEP State Revolving Fund.

Fast forward to today ~ the Village of Indiantown is finally seeing the dynamic growth and revitalization that residents have sought for decades. With a flexible and dynamic comprehensive plan and land development code in place, and water and sewer capacity in the control of Village leaders, the development and construction of a new master-planned community called "Terra Lago" is now moving forward. This project, spanning 806 acres, will include a wide range of housing options, including over 2,000 single-family homes, townhomes and apartments, along with an assisted living facility. The development will also include 100,000 square feet of commercial space, catering to residents and attracting new businesses. A central area with a community center, pool, and other recreational features will be a focal point of the development. The development also includes plans for wetlands, lakes, trails, and new roads. The development is expected to significantly increase Indiantown's population, with the potential for a growth of about 7,700 residents. This project, and the dynamic regulations that enabled it, have finally broken the chicken-and-egg dilemma of Indiantown revitalization, with large job-creating commercial and industrial projects now on the horizon.

City of Naples – Public/Private Partnership – Gulfshore Playhouse Parking Garage

As City Attorney for the City of Naples, our firm guided the City through a complex public/private transaction between the Gulfshore Playhouse, the Wynn Properties, and the City. The public/private partnership allowed for the construction of the City's public parking garage, the Wynn's Downtown 45,000 square foot mixed-use project, and the Gulfshore Playhouse, all located in the Naples Design District within the City's existing community redevelopment area. The Gulfshore Playhouse is a preeminent nationally recognized regional theater in Southwest Florida. The sophisticated public/private partnership business transaction involved complicated real estate legal issues, complex tax issues, intricate planning and zoning matters, and knotty negotiations. The public, the Gulfshore Playhouse and businesses in the Naples Design

District, have all benefited from the public/private partnership, which has catapulted the Naples Design District into one of the City of Naples gems.

Anna Maria – Vacation Rental Ordinance and Pier Rebuilding

When the Vose Law Firm was hired as the new City Attorney for the City of Anna Maria in 2015, that beautiful barrier island city was in the middle of a life and death struggle with Vacation Rentals that were about to "take over" the City. The previous City Attorney had opined that there was nothing the City could do to regulate those businesses. The Vose Law Firm drafted one of the State of Florida's first comprehensive Vacation Rental Ordinances and successfully defended that ordinance (which evolved over time) in five different legal challenges. The City of Anna Maria has one of the few Vacation Rental Ordinances that has withstood multiple legal challenges, and the City is now flourishing with well-regulated Vacation Rentals. In fact, numerous cities have patterned their vacation rental ordinances after the one drafted by our firm for Anna Maria.

When Hurricane Irma effectively destroyed the Historic Anna Maria Pier in 2017, (as well as doing significant damage to the entire barrier island city), Becky Vose worked with the Mayor and City Commission of Anna Maria to navigate the difficult process of funding and permitting the reconstruction of the pier which involved working with the Army Corp of Engineers, the FDEP and other regulatory agencies. FEMA issues as to reconstruction, repairs, compliance, and efforts to keep flood insurance rates down, have been a continuing theme in Anna Maria since 2015 when our firm took over as City Attorney, and Becky Vose has been able to navigate the complex issues involved to assist that city towards recovery. A portion of the Anna Maria Pier was again recently destroyed by Hurricanes Milton and Helene, and Becky Vose is currently working with that city on funding, permitting and other issues involved with that recovery effort.

City of Naples – Upheld Model Fertilizer Ordinance

The City of Naples is a city with numerous lakes, rivers and coastal areas, and the inappropriate use of fertilizers in the city threatened the water quality of those all-important natural resources. As a result, Naples adopted the State of Florida model fertilizer ordinance. An organization funded by large fertilizer companies sued the City of Naples challenging the model ordinance. Our firm represented the City of Naples in that litigation and was successful in upholding the ordinance both at the Circuit Court and District Court of Appeal level.

Storm Recovery – Fort Myers Beach, Naples, Daytona Beach Shores

Our firm is currently the Town Attorney for Fort Myers Beach, which was almost obliterated by Hurricane Ian in the fall of 2022 by a storm surge of 14 feet. While recovering from Hurricane Ian, the Town was again damaged by flooding caused by

Hurricanes Helene and Milton. We have assisted the Town in taking an in-depth review of its resiliency efforts to protect its residents and beaches from future storms, as well as building back the many residences and businesses that were destroyed (including Town Hall) to restore the Town as a vibrant beach community. Sadly, the Town was placed on probation status in the National Flood Insurance Program, which is administered by the Federal Emergency Management Agency ("FEMA") due to concerns with the Town's internal permitting controls and code enforcement processes in the immediate aftermath of Hurricane Ian prior to the Vose firm's representation of the Town. Our law partner, Nancy Stuparich, who is currently serving as the Town Attorney, worked closely with Town staff to correct deficiencies noted by FEMA regarding permitting and code enforcement as well as assisting with communication of the situation to the Town's Congressional leadership (Senators Rick Scott and Ashley Moody, and Congressman Byron Donalds). Shortly after an in-person visit to FEMA in Washington with Town management including Nancy Stuparich, FEMA removed the Town from probation status and is working with the Town to re-enter the National Flood Insurance Program in 2026.

When Hurricane Ian made landfall in the fall of 2022, Nancy Stuparich served the City of Naples as its City Attorney and in that role assisted that City in its recovery efforts from Hurricane Ian, which were similarly unprecedented Hurricane Ian caused significant damage to residential neighborhoods that had previously not experienced flooding to that magnitude, as well as damage to 5th Avenue, one of the City's renowned business districts and economic drivers. Similar to current service in the Town of Fort Myers Beach, Ms. Stuparich assisted the City in its redevelopment efforts associated with the rebuilding of residences and businesses, which were destroyed by Hurricane Ian.

The Vose Law Firm also serves as City Attorney for Daytona Beach Shores, which was the municipality most severely impacted on the East Coast of Florida by both Hurricanes Ian and Nicole. The storms caused severe damage to 93 buildings and 24 high rise hotels and condominiums by partially undermining foundations due to storm surge. Becky Vose worked with the City's staff and City Commission to implement innovative procedures and processes for the City to work hand in hand with residents and stakeholders in recovery efforts and create resiliency to future storms. She has also navigated the difficult funding issues resulting from the damage to that City, and the rebuilding efforts necessitated by the storms.

Litigation Issues in Deltona

When the Vose Law Firm was hired as City Attorney for the City of Deltona in 2011, that City had a huge backlog of litigation that had merely been passed from City Attorney to City Attorney for numerous years, with virtually none of the cases being resolved. The City had just been paying huge legal fees to previous City Attorneys who took depositions and filed motions in the numerous lawsuits without ever bringing any of those cases to a resolution.

One of those cases was the *Manji* case, which was an inverse condemnation action in which there was a multimillion dollar claim of damages against the city. The case had been pending for seven years, and five different attorneys had worked on it for the city. Sadly, there had been little substantive progress on the case during that time, even though hundreds of thousands of dollars had been paid to the city's attorneys for the litigation. The files for the case filled 14 banker's boxes containing massive amounts of court filings, research paperwork, notes, deposition transcripts, and discovery materials.

After thoroughly reviewing the case, doing the appropriate legal research, and talking with the City Manager, the Vose Law Firm recommended noticing the case for trial, and at the same time making an offer of judgment of $50,000. This was approved by the City Commission. The offer of judgment was declined by the plaintiffs and Becky Vose tried the case two months later in a two-day bench trial.

The city won the case, and the court found that the city had no liability whatsoever. The Vose Law Firm then filed a motion to assess fees and costs against the plaintiffs based on the offer of judgment, and at mediation of that motion, **the plaintiffs agreed to pay the City of Deltona $100,000.** Soon after this successful result, virtually all the other cases that had been languishing under previous Deltona city attorneys were quickly and advantageously resolved by the Vose Law Firm through negotiation and mediations. It should be noted that although the City of Deltona had been for many years a virtual "punching bag" for litigation, once the word went out in the legal community that the city's attorney would not "do the dance", future litigation essentially went away.

OTHER INFORMATION REQUIRED

VOSE LAW FIRM LLP
ATTORNEYS & COUNSELORS AT LAW

Other Information Required

No Judgments, Lobbyists, or Rule Violations

There have been **no judgments** entered against the law firm or its attorneys within the last five years, or in the history of the firm. **The firm employs no lobbyists. All the firm's attorneys are members in good standing of the Florida Bar, and each has been continuously a member in good standing since each attorney's admission.** As shown on the Florida Bar website, each attorney of the Vose Law Firm has a 10-Year Discipline History of "None". The firm and its attorneys are not in violation of any statutes or regulatory rules at all, including those that might have an impact on firm operations.

With respect to lawsuits, as commonly happens to local government attorneys who diligently represent their clients, the firm was named as one of many defendants in a frivolous lawsuit that was filed by a perennial *pro se* litigant in the City of Naples in 2022. That suit was filed against six members of the Naples City Council, firm partner Nancy Stuparich (then the Naples City Attorney), the Vose Law Firm, and various entities that were involved in the development of the Naples Beach Hotel, a multibillion-dollar new development in Naples that the Plaintiff was attempting to block. That frivolous lawsuit was summarily dismissed by the Court.

No Conflicts of Interest

The firm affirmatively confirms that there are no firm clients that could cause a conflict of interest with our responsibilities to the Town of Howey-in-the-Hills. The firm affirmatively confirms that if named Town Attorney, it will take all reasonable steps to ensure that no conflicts of interest arise with respect to our responsibilities to the Town of Howey-in-the-Hills

Insurance Carried

Copies of Vose Law Firm LLP's current liability insurance and workers' compensation insurance certificates are included in the Required Forms and Documents section at the end of this proposal. Vose Law Firm LLP has malpractice insurance coverage in the amount of $2,000,000 per claim, $2,000,000 aggregate, with CNA Insurance Company. The firm would agree to hold the Town of Howey-in-the-Hills harmless, indemnify and defend the Town for losses, costs and expenses arising from liability claims resulting from alleged negligence.

Corporate Standing and Florida Bar Certificates of Good Standing

Evidence of Vose Law Firm LLP's good standing with the Florida Division of Corporations and the list of partners in Vose Law Firm LLP are included in the Required Forms and Documents section at the end of this proposal. Wade Vose, Managing Partner, and Becky Vose, Founding Partner, are each authorized to sign on behalf of Vose Law Firm LLP. Certificates of Good Standing with the Florida Bar for each firm attorney are included in the Required Forms and Documents section at the end of this proposal, as is the firm's W-9 form.

Availability

As addressed more fully in this Proposal, our firm has a fast-paced and active practice, but rest assured that we have the capacity, bandwidth, and energy to provide prompt and high quality legal services to the Town of Howey-in-the-Hills as its Town Attorney.

REQUIRED FORMS AND DOCUMENTS

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to the TOWN OF HOWEY-IN-THE-HILLS, FLORIDA

by: Wade Vose, Managing Partner
(print individual's name and title)

for: Vose Law Firm LLP
(print name of entity submitting sworn statement)

whose business address is: 324 W. Morse Blvd., Winter Park, FL 32789
and (if applicable) its Federal Employer Identification Number (FEIN) is: 59-3724747
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____ - _____ - _____.

I understand that a "public entity crime" as defined in Paragraph 287.133 (1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentations.

I understand that "convicted" or "conviction" as defined in Section 287.133 (1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or non contendere.

I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

a. A predecessor or successor of a person convicted of a public entity crime; or

b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

arm's length agreement shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means any natural person or entity organized under the laws of any state or of the United States with legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, and partners. Shareholders, employees, members, and agents who are active in management of an entity.

Based on information and belief, the statement, which I have marked below, is true in relations to the entity submitting this sworn statement. (Indicate which statement applies). Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

SWORN STATEMENT PURSUANT TO SECTION 287.133 (3) (a), *FLORIDA STATUTES*, ON PUBLIC ENTITY CRIMES

Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21st day of July, 2025 by Wade C. Vose who is personally known to me or produced as identification:

_____

Seal / Stamp

NOTARY PUBLIC STATE OF FLORIDA

CHRISTINA M. D'ARCY
Commission # HH 655898
Expires July 15, 2029

Christina M. D'Arcy
NOTARY PUBLIC

State of Florida

Print Name: Christina M. D'Arcy

Council No.: HH 655898

Council Expires: July 15, 2029

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals, which are equal with respect to price, quality, and service, are received by the State or by any political subdivision for the procurement of commodities or contractual services, a bid received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. Established procedures for processing tie bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

(The undersigned vendor in accordance with Section 287.087, Florida Statutes, hereby certifies that Vose Law Firm LLP does): (Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in Subsection 1.

4. In the statement specified in Subsection 1, notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contender to, any violation of Chapter 893, *Florida Statutes*, or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

TOWN OF HOWEY-IN-THE-HILLS

DRUG-FREE WORKPLACE COMPLIANCE FORM

As the person authorized to sign the statement, I certify that this form complies fully with the above requirements.

_____
Signature

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was sworn to and subscribed before me this 21st day of July, 2025 by Wade C. Vose

who is personally known to me or produced as identification:

_____

Seal / Stamp

NOTARY PUBLIC STATE OF FLORIDA
CHRISTINA M. D'ARCY
Commission # HH 655898
Expires July 15, 2029

Christina M. D'Arcy
NOTARY PUBLIC

State of Florida

Print Name: Christina M. D'Arcy

Council No.: HH 655898

Council Expires: July 15, 2029

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

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 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).

PRODUCER	CONTACT NAME:	
The Baldwin Group Specialty Solutions, LLC 4211 West Boy Scout Blvd, Suite 800 Tampa, Florida, 33607	PHONE (A/C No. Ext): 646-854-1058	FAX (A/C No):
	E-MAIL ADDRESS:coi@foundershield.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Travelers Indem Co of Amer	25666
INSURED	INSURER B :	
Vose Law Firm, LLC 324 W Morse Blvd Winter Park, Florida, 32789	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

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	
	COMMERCIAL GENERAL LIABILITY ☐ CLAIMS MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PROJECT ☐ LOC ☐ OTHER	☐	☐				EACH OCCURRENCE	
							DAMAGE TO RENTED PREMISES (Ea occurrence)	
							MED EXP (Any one person)	
							PERSONAL & ADV INJURY	
							GENERAL AGGREGATE	
							PRODUCTS - COMP/OP AGG	
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY	☐	☐				COMBINED SINGLE LIMIT (Ea accident)	
							BODILY INJURY (Per person)	
							BODILY INJURY (Per accident)	
							PROPERTY DAMAGE (Per accident)	
	☐ UMBRELLA LIAB ☐ EXCESS LIAB ☐ OCCUR ☐ CLAIMS-MADE	☐	☐				Each occurence	
							Aggregate	
A	WORKERS COMPENSATION AND EMPLOYERS` LIABILITY ANYP ROPRIETOR/PARTNER/EXECUTIV OFFICER/MEMBER EXCLUDED? Y/N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	☐	UB-4Y923086	06/16/2025		☑ PER STATUTE ☐ OTHER	
							E.L. EACH ACCIDEN	$100,000.00
							E.L. DISEASE - EA EMPLOYEE	$100,000.00
							E.L. DISEASE - POLICY LIMIT	$500,000.00
		☐ ☐ ☐	☐ ☐ ☐					

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

CERTIFICATE HOLDER CANCELLATION

City of Oviedo 400 Alexandria Blvd. Oviedo, Florida 32765	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

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CERTIFICATE OF LIABILITY INSURANCE

DATE (
04/28/2025

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 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).

PRODUCER **Caple Howden Insurance Agency, Inc.** **10222 E. Colonial Dr.** **ORLANDO, FL 32817** **License #: A124292**	CONTACT NAME: **Linnell Burton** PHONE (A/C, No, Ext): **(407)657-8808** FAX (A/C, No): **(407)657-1710** E-MAIL ADDRESS: **Lburton@howdeninsurance.com**	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : **Nationwide Insurance Company**	**10948**
INSURED **VOSE LAW FIRM LLP** **324 326 W MORSE BLVD** **WINTER PARK, FL 32789-4294**	INSURER B : **UNITED STATES LIABILITY INS. CO.**	
	INSURER C : **Technology Ins. Co.**	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER: 00016626-649491** **REVISION NUMBER: 29**

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	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	Y	Y	ACPBP015924966379	06/19/2024	06/19/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 1,000,000 $ $ 5,000 $ 1,000,000 $ 2,000,000 $ 2,000,000
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			ACPBP015924966379	06/19/2024	06/19/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
B	X UMBRELLA LIAB OCCUR EXCESS LIAB X CLAIMS-MADE DED X RETENTION $ 0			XL 1668773	04/17/2025	04/17/2026	EACH OCCURRENCE AGGREGATE	$ 5,000,000 $ 5,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ $ $
C	Cyber Liability			TCL1753467 00	04/17/2025	04/17/2026	Aggregate Liability	1,000,000

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

Law office

Certificate holder is added as Additional insured regarding general liability policy and includes a waiver of subrogation.

City of Oviedo, its officers, officials, employees, and volunteers are to be covered as addtional insureds on the commercial general liability policy with repect to liability arising out of work or operations performed by or on behalf of the Firm.

CERTIFICATE HOLDER

CITY OF OVIEDO
400 ALEXANDRIA BLVD.
OVIEDO, FL 32765

CANCELLATION

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

Caple Howden

973

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The ACORD name and logo are registered marks of ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (
4/30/2

Item 13.

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 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).

PRODUCER	CONTACT NAME:	
Gilsbar Specialty Insurance Services 2100 Covington Centre Covington, LA 70433 985-892-3520	PHONE (A/C, No, Ext): 985 892-3520	FAX (A/C, No): 985 898-1761
	E-MAIL ADDRESS:	

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Continental Casualty	20443
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Vose Law Firm, LLP
324 West Morse Boulevard
Winter Park, FL 32789

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	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Lawyers Professional Liability			1069671583	1/1/2025 12:00:00 AM	1/1/2026 12:00:00 AM	Per Claim: $2,000,000 Aggregate: $2,000,000	

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

Lawyers Professional Liability
Deductibles: $10,000

CERTIFICATE HOLDER

City of Oviedo
400 Alexandria Blvd.
Oviedo, FL 32765

CANCELLATION

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

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FLORIDA DEPARTMENT of STATE DIVISION OF CORPORATIONS

Sunbiz.org DIVISION of CORPORATIONS an official State of Florida website

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Filing History | No Authority Info | Partner Info | No Name History

Partnership Name Search
Submit

Partnership Detail

Limited Liability Partnership Name

VOSE LAW FIRM LLP

Principal Address

324 W. MORSE BLVD.
WINTER PARK, FL 32789
Change Date: NONE

Filing Information

Document Number	LLP090000005
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File Date	12/31/2008
State	FL
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Pages in Original Filing	2
Florida Partners	NONE
Total Partners	1
Status	ACTIVE
Effective Date	NONE
Expiration Date	NONE
Name History	NONE

Registered Agent

VOSE WADE C
324 W. MORSE BLVD.
WINTER PARK, FL 32789

Document Images

12/31/2008 -- LLP View image in PDF format

08/13/2024 -- Amendment	View image in PDF format
07/16/2024 -- LLP Business Report	View image in PDF format
07/31/2023 -- LLP Business Report	View image in PDF format
08/08/2022 -- LLP Business Report	View image in PDF format
06/07/2021 -- LLP Business Report	View image in PDF format
06/10/2020 -- LLP Business Report	View image in PDF format
03/29/2019 -- LLP Business Report	View image in PDF format
04/09/2018 -- LLP Business Report	View image in PDF format
04/21/2017 -- LLP Business Report	View image in PDF format
04/14/2016 -- LLP Business Report	View image in PDF format
02/13/2015 -- LLP Business Report	View image in PDF format
03/27/2014 -- LLP Business Report	View image in PDF format
03/20/2013 -- LLP Business Report	View image in PDF format
04/03/2012 -- LLP Business Report	View image in PDF format
05/04/2011 -- LLP Business Report	View image in PDF format
02/25/2010 -- LLP Business Report	View image in PDF format
03/31/2009 -- LLP Business Report	View image in PDF format

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Filing History **No Authority Info** **Partner Info** **No Name History**

Partnership Name Search

Submit

LLP 240002076

(For Office Use Only)

COVER LETTER

TO: Reinstatement Section
Division of Corporations

SUBJECT: Vose Law Firm LLP
(Name of Partnership)

DOCUMENT NUMBER: LLP090000005

The enclosed Amendment to Partnership Statement and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Wade C. Vose
(Name of Person)

Vose Law Firm LLP
(Firm/Company)

324 W. Morse Blvd
(Address)

Winter Park, FL 32789
(City/State and Zip Code)

cdarcy@voselaw.com
E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Wade Vose At (407) 645-3735
(Name of Person) (Area Code) (Daytime Telephone Number)

Mailing Address:
Rsinstatement Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Street Address:
Reinstatement Section
Division of Corporations
The Centre of Tallahassee
2415 N. Monroe Street, Suite 810
Tallahassee, FL 32303

CR2E073 (9/15)

FILED

2024 AUG 13 P 12:51

AMENDMENT TO PARTNERSHIP STATEMENT

Pursuant to section 620.8105(7), Florida Statutes, this partnership submits the following to amend a partnership statement:

(Note: An amendment to a partnership statement cannot be filed with the Florida Department of State unless the partnership statement being amended was previously filed and is of record with this office.)

FIRST: The name of the partnership is: Vose Law Firm LLP

SECOND: The partnership was registered with the Florida Department of State on 12/31/2008 and assigned registration number LLP090000005.

THIRD: This amendment is to amend the following statement

☐ Statement of Partnership Authority, filed on _____, assigned document number GP _____.
☐ Statement of Dissolution, filed on _____, assigned document number GP _____.
☐ Statement of Denial, filed on _____, assigned document number GP _____.
☐ Statement of Dissociation, filed on _____, assigned document number GP _____.
☐ Statement of Merger, filed on _____, assigned document number GP _____.
☑ Statement of Limited Liability Partnership Qualification, filed on 12/31/08, assigned document number LLP 090000005.

FOURTH: Text/Substance of Amendment:

There are two partners in the LLP:

Gretchen R.H. Vose	Wade Vose
324 W. Morse Blvd	324 W. Morse Blvd
Winter Park, FL 32789	Winter Park, FL 32789

FIFTH: Effective date, if other than the date of filing: _____.
(Effective date cannot be prior to the date of filing nor more than 90 days after the date of filing.)

NOTE: If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

The execution of this statement constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s. 817.155, F.S.

Signed this ____ day of _____, _____.

Signature of a partner or authorized person: _____

Typed or printed name of person signing above: _____

Filing Fee:	$25.00
Certified copy:	$52.50 (optional)
Certificate of Status:	$ 8.75 (optional)

T. WILSON

AUG 13

978

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0646342
Nancy Ann M Stuparich
Vose Law FIrm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **April 21, 1987**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336003

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0169913
Gretchen Rebecca Holzer Vose
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **December 14, 1973**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336006

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0685021
Wade Christopher Vose
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **September 17, 2003**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336042

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 0817651
Paul R. Waters
Vose Law Firm, LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **September 21, 2004**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336008

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1025600
Garrett Michael Olsen
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **November 28, 2020**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336004

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1025182
Stephanie Mercedes Velo
Vose Law Firm
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **November 28, 2020**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336000

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1032129
Chloe Elaine Berryman
Vose Law Firm LLP
324 W Morse Blvd
Winter Park, FL 32789-4294

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **October 1, 2021**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-335994

The Florida Bar

651 East Jefferson Street
Tallahassee, FL 32399-2300

Joshua E. Doyle
Executive Director

850/561-5600
www.FLORIDABAR.org

State of Florida)

County of Leon)

In Re: 1050253
Taylor Rachel Simonds
Vose Law Firm LLP
324 W. Morse Boulevard
Winter Park, FL 32789

I CERTIFY THE FOLLOWING:

I am the custodian of membership records of The Florida Bar.

Membership records of The Florida Bar indicate that The Florida Bar member listed above was admitted to practice law in the state of Florida on **October 4, 2023**.

The Florida Bar member above is an active member in good standing of The Florida Bar who is eligible to practice law in the state of Florida.

Dated this 24th day of **March, 2025**.

Cynthia B. Jackson, CFO
Administration Division
The Florida Bar

PG:R10
CTM-336014

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Vose Law Firm LLP

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

324 W Morse Blvd

Requester's name and address (optional)

6 City, state, and ZIP code

Winter Park, FL 32789

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			-			-				

or

Employer identification number

5	9	-	3	7	2	4	7	4	7

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here **Signature of U.S. person** Christina M. Bay **Date** 6/11/25

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

Date: September 8, 2025

To: Mayor and Town Council

From: Sean O'Keefe, Town Manager

Re: Consideration and Approval: **Local Option Gas Tax Letter of Support**

Objective:

To consider a formal letter of support for the adoption of the Local Option Gas Tax (LOGT) by the Lake County Board of County Commissioners via vote, rather than by referendum.

Summary:

On Monday, September 23, 2025, the Lake County Board of County Commissioners is scheduled to vote on whether to adopt the Local Option Gas Tax (LOGT) by supermajority or to defer the decision to a countywide referendum. The LOGT is a widely used mechanism in Florida for addressing road infrastructure needs, allowing counties to levy up to an additional five cents per gallon of fuel sold to fund transportation-related projects.

The Town has received a request from the Lake 100 organization to join other municipalities and stakeholders in urging the County Commission to exercise its legislative authority and adopt the LOGT. Proponents argue that deferring the decision to referendum could result in delay or failure, further worsening Lake County's already severe transportation funding deficit. For consideration, Lake County currently faces a $710 million transportation funding gap. Revenues would be used exclusively for transportation infrastructure, including roads, bridges, sidewalks, and safety improvements.

Fiscal Impact:

None directly to the Town at this time. However, adoption of the LOGT could result in increased availability of County and intergovernmental transportation funding.

Staff Recommendation:

Staff recommend approval to send a letter of support.

Date: September 8, 2025

To: Mayor and Town Council

From: Sean O'Keefe, Town Manager

Re: Discussion: **Scheduling the Town Manager Performance Evaluation Review Date**

Objective:
To discuss the process and timeline for conducting the Town Manager's annual performance evaluation, as required by Section 8 of the Town Code. The Town Manager received his last review on April 3, 2025, and this review would be for the intervening six-month period since then (up to the end of September, 2025).

Summary:
The Town Code requires that the Town Council conduct an annual review of the Town Manager's performance.

The proposed review process includes the following steps:

1. **Town Manager Self-Assessment**:
    - The Town Manager will complete the Town Manager Performance Evaluation Form, providing a self-assessment of achievements, challenges, and proposed areas for improvement.
2. **Council Evaluations**:
    - Each Council member will complete the evaluation form based on the Town Manager's self-assessment and their observations, submitting the form to the Town Clerk for compilation. Evaluations will focus on ten performance dimensions.
3. **Outcome**:
    - In a dedicated workshop session, the Council will review the compiled evaluations and provide formal feedback to the Town Manager, identifying goals and priorities for the coming year and determining areas for improvement or recognition.

Fiscal Impact:
There is no direct fiscal impact associated with this process.

Staff Recommendation:
Staff recommends approval of the proposed evaluation process and determination of a timeline to ensure a structured and comprehensive review of the Town Manager's performance while providing clear and actionable feedback.

Town Manager Performance Evaluation

Town Manager's Name: **Sean O'Keefe**

Council Member Name: _____

Evaluation Period: **April 1, 2025** to **September 30, 2025**

Evaluation Date: _____

Evaluation Instructions:

This form shall be completed by each member of the Council to evaluate the Town Manager's performance in each of the areas noted below. Each member of the Board shall sign the end of the form and forward it to the Town Attorney. Performance levels can be based on the following scale:

5 – EXCELLENT: The incumbent consistently demonstrates performance at a very high standard that significantly surpasses reasonable expectations.

4 – SUPERIOR: The incumbent consistently demonstrates performance that generally exceeds reasonable expectations. The individual demonstrates no appreciable performance deficiencies.

3 – SATISFACTORY: The incumbent consistently meets reasonable performance expectations. The individual demonstrates an acceptable degree of competence and performance.

2 – FAIR: The incumbent achieves the minimum of performance expectations. The individual requires development in specific areas in order to meet reasonable expectations of performance.

1 – UNSATISFACTORY: The incumbent frequently fails to meet minimum performance expectations.

Timeline: April 1, 2025 through September 30, 2025

Town Manager Performance Evaluation

Performance Dimensions:

1. Professional Skills and Expertise		Rating:
a. Is knowledgeable of current developments affecting the management field and affecting local governments.		
b. Regularly provides accurate, comprehensive reports concerning matters of importance to the organization.		
c. Anticipates problems and develops effective approaches for solving them.		
d. Offers workable alternatives when changes in the law render the administration of an ordinance or policy impractical.		
e. Sets a professional example by handling the affairs of the organization in a fair and impartial manner.		
Total Rating for this Performance Dimension:		
Comment:		

2. Council/Commission Relations		Rating:
a. Carries out directives of the Board as a whole rather than those of any one Boardmember.		
b. In responding the requests for information, provides complete, accurate, and timely information equally to all Board members.		
c. Assists the Board by resolving problems at the administrative level to avoidunnecessary Board action.		
d. Assists the Board in establishing policy while acknowledging the ultimate authority of the Board.		
e. Is willing to try new ideas proposed by Board members.		
Total Rating for this Performance Dimension:		
Comment:		

Town Manager Performance Evaluation

3. Citizen and Public Relations	Rating:
a. Effectively conveys to the public that the organization delivers services in a cost-effective manner without sacrificing quality and customer focus.	
b. Is willing to meet with members of the community and is responsive to their concerns.	
c. Demonstrates a dedication to service to the community and its citizens.	
d. Expresses information orally in a clear and concise manner when making public presentations.	
e. Is skillful with the news media, proactively providing information that is important to the public.	
Total Rating for this Performance Dimension:	
Comment:	

4. Policy Execution	Rating:
a. Understands, supports, and enforces the organization's ordinances, policies, and procedures.	
b. Clearly identifies and communicates expectations to the organization regarding the implementation of policies enacted by the Board.	
c. Implements Board actions in accordance with the intent of the Board.	
d. Supports the actions of the Board after a decision has been reached, both inside and outside the organization.	
e. Helps internal and external stakeholders to achieve common objectives within the parameters of established Board policies.	
Total Rating for this Performance Dimension:	
Comment:	

Town Manager Performance Evaluation

5. Intergovernmental Relations	Rating:
a. Promotes a positive working relationship with other governmental entities.	
b. Engages with other local, regional, state, and federal agencies to accomplish local initiatives.	
c. Positively and effectively represents the organization and its interests when working with other governmental agencies.	
d. Maintains awareness of laws and other issues affecting other governmental agencies which may affect the organization.	
e. Is willing to share resources or information with other governmental agencies as appropriate.	
Total Rating for this Performance Dimension:	
Comment:	

6. Staffing and Management	Rating:
a. Recruits and retains competent personnel for Town positions.	
b. Is aware of staff weaknesses and works to improve their performance.	
c. Promotes training and development opportunities for employees at all levels of the organization.	
d. Stays accurately informed and concerned about employee relations.	
e. Is able to discern when it is necessary to assume charge of situations that would normally be handled by a subordinate and when it is necessary to only provide guidance and support.	
Total Rating for this Performance Dimension:	
Comment:	

Town Manager Performance Evaluation

7. Fiscal Management		Rating:
a. Prepares a balanced budget to provide services at a level directed by the Board.		
b. Ensures that the budget meets the operational needs of the organization and makes the best possible use of available funds.		
c. Prepares the budget in an intelligent but readable format.		
d. Submits the proposed budget in a timely manner that allows for an appropriate review period.		
e. Appropriately monitors and manages the fiscal activities of the organization throughout the fiscal year.		
Total Rating for this Performance Dimension:		
Comment:		

8. Planning and Organizational Development		Rating:
a. Works with the Board, community leaders, and other stakeholders to develop a clear vision, mission, values, and objectives for the organization.		
b. Effectively prioritizes goals and objectives in order to ensure that the organization is doing "first things first" in support of its strategic plan.		
c. Maintains a healthy and productive organizational culture focused on customer service and responsible stewardship of the organization's resources.		
d. Has a capacity for and encourages innovation.		
e. Reviews ordinances, policies, and procedures periodically to suggest improvements.		
Total Rating for this Performance Dimension:		
Comment:		

Town Manager Performance Evaluation

9. Leadership and Decision-Making	Rating:
a. Leads the organization by example in adhering to its established policies, rules, and procedures, and ensures that subordinates do the same.	
b. Acknowledges the efforts of others and gives appropriate credit for their accomplishments.	
c. Is effective at building consensus among stakeholders on new or unpopular policies or initiatives.	
d. Makes logical decisions based on a thorough review of available information and soliciting input from appropriate sources.	
e. Is able to effectively make decisions rapidly in situations where information is limited, and the outcome might be uncertain.	
Total Rating for this Performance Dimension:	
Comment:	

10. Individual Characteristics	Rating:
a. Consistently acts with professionalism and courtesy, including prompt attendance at meetings, returning phone calls/messages, and adhering to scheduled appointments.	
b. Ensures that all business conducted by the organization is free of conflicts of interest or practices that might be construed as illegal, unethical, or unprofessional.	
c. Is energetic, cooperative, and willing to spend whatever time is necessary to do a good job.	
d. Has the capacity to listen to others and to recognize their interests.	
e. Avoids political positions, partisanship, and unnecessary controversy.	
Total Rating for this Performance Dimension:	
Comment:	

Town Manager Performance Evaluation

Summary:

Performance Dimension:	Overall Rating:	
1. Professional Skills and Expertise		
2. Council/Commission Relations		
3. Citizen and Public Relations		
4. Policy Execution		
5. Intergovernmental Relations		
6. Staffing and Management		
7. Fiscal Management		
8. Planning and Organizational Development		
9. Leadership and Decision-Making		
10. Individual Characteristics		

Total Score:

Total Average Rating:

Date: _____

MEMO

To: Town Council

CC:

From: John Brock, Deputy Town Manager / Town Clerk

RE: August 2025 Month-End Town Hall Report

Date: 09/08/2025

Utility Billing:

Top Utility Bill Bad Debt for August 2025

account	last_ payment_ amount	last_ payment_ date	comments	current_ balance	past_due _amount	service_address
0285-00	$310.31	8/2/23	Disconnected for non-payment. Water meter is locked. House is empty. **Liened**. Estate - owner deceased.	$1,488.53	$1,431.02	504 Mission Lane
0310-00	$100.00	8/27/24	Disconnected for non-payment. Water meter is locked. Home is empty **Liened**. Estate - owner deceased.	$1,170.44	$1,091.16	307 E Orchid Way
0541-00	$50.00	7/2/256	Disconnected for non-payment. Partial payments being made. Phone #s on file are not in service. Bank paying $50 each month. Water meter is locked. House is empty. **Liened**. Estate - owner deceased.	$798.78	$719.50	503 Camino Real Blvd
0846-02	$125.28	3/4/25	Seeking remaining balance from Title Co.	$219.96	$219.00	220 Messina Pl - Potable
0845-02	$208.28	3/4/25	Seeking remaining balance from Title Co.	$174.38	$174.38	221 Messina Pl - Potable
1466-00	$120.00	7/28/25	Scheduled for disconnection if bill is not paid in full.	$341.05	$200.17	1227 Lido Dr - Potable
1286-02	$141.39	2/24/25	Seeking remaining balance from Title Co.	$119.53	$119.53	524 Avila Pl - Irrigation
1285-02	$260.72	2/24/25	Seeking remaining balance from Title Co.	$71.57	$71.57	524 Avila Pl - Home sold 3/31/25 - Potable

Building Permits:

PERMITS	TOTAL Q1	TOTAL Q2	TOTAL Q3	July 25	August 25	TOTAL Q4
Independent - SFR	0	0	2	0	0	0
Bldg Com. (Sign)	1	1	0	0	0	0
Building	5	0	3	5	0	5
Building Commercial	0	0	0	0	6	6
Electrical	8	5	1	4	2	6
Fence / Landscaping / Driveway	6	8	11	0	0	0
Gas	3	2	1	0	0	0
HVAC / Mechanical	7	8	7	2	2	4
Plumbing	2	1	1	0	0	0
Pool/Decks/Hottubs	5	4	2	1	1	2
Re-Roof	15	9	8	1	3	4
Screen Enclosure	2	4	2	2	1	3
Shed or Workshop	6	1	3	0	0	0
Solar	3	0	0	1	2	3
Other Permits	0	0	1	2	2	4
Windows / Doors	6	3	5	2	2	4
Monthly Totals	**69**	**46**	**19**	**20**	**21**	**41**
Monthly Permit Amount	***$38,654.05***	***$34,549.74***	**$93,977.38**	*$21,267.34*	*$361,599.62*	***$382,866.96***
CO: Venezia Townhome	11	0	0	0		0
CO:Independent - SFR	0	0	0	0		0

Activity Log Event Summary (Cumulative Totals)

Howey-in-the-Hills PD

(08/01/2025 - 08/31/2025)

<No Event Type Specified>	5	Aandoned 911 - Business	1
Abandoned 911	16	Abandoned Vehicle	1
Alarm Activation	9	Animal Complaint	1
Anti-Social Behavior	28	Assault & Battery	2
Assist other Agency- Alarms	2	Assist other Agency- Back-up	5
Assist other Agency- In Progress calls	3	Assist other Agency- Other	4
Assist other Agency- Traffic	4	Be on the look-out- BOLO	3
Case Follow-Up	1	Citizen Assist	7
Civil Complaint-Legal Advice	12	Disabled Vehicle (DAV)	7
Disturbance	2	Fire Investigation	1
Found / Lost Property	1	Fraud Investigation	3
Funeral Escort	1	Golf Cart Registration	2
Intell Report	1	Juvenile Complaint	1
Missing/Found Person	1	Noise Complaint	2
Patrol	385	Patrol-School	77
Property Check SRO	72	Property Check-Boat Ramp	20
Property Check-Business	59	Property Check-Residence	9
Property Check-Schools/Govt. Bldg.	89	Property Check-Town Property	150
Public Relations	10	Reckless Driver	4
Road Hazard	2	School Threat	1
Sick/Injured Person	6	Stolen/Recovered-Vehicle	1
Suspicious Incident	2	Suspicious Person	3
Suspicious Vehicle	2	Suspicious Vehicle - Business	1
Theft - Grand/Petit	1	Traffic Complaint	2
Traffic Control	1	Traffic Crash	2
Traffic Stop-Civil Citation	49	Traffic Stop-Criminal Citation	2
Traffic Stop-warning	85	Traffic Watch	33
Training-	7	Well Being Check	7

Total Number Of Events: 1,208

Town Council Open Monthly Case Report

08/01/2025 - 08/31/2025

Case Date	Parcel Address	Violation Type	Violation Type	Main Status	Date Closed
8/21/2025	502 S DIXIE DR	Overgrowth	Property Maintenance	Closed	9/2/2025
8/14/2025	107 E LAKEVIEW AVE	Overgrowth and Dumpster	Property Maintenance	Open	
8/14/2025	544 AVILA PL	Tree Permit	Permits	Open	
8/7/2025	406 N PALM AVE	Overgrowth	Property Maintenance	Closed	8/14/2025
8/7/2025	E HOLLY ST	Overgrowth	Property Maintenance	Closed	8/14/2025
8/4/2025	528 BELLISSIMO PL	Irrigation	Water	Closed	8/21/2025
8/1/2025	203 S MARE AVE	Overgrowth	Property Maintenance	Closed	8/18/2025

Total Records: 7 **9/4/2025**

Town Council Closed Monthly Case Report

08/01/2025 - 08/31/2025

Main Status	Parcel Address	Violation Type	Violation Type	Case Date	Date Closed
Closed	406 N PALM AVE	Overgrowth	Property Maintenance	8/7/2025	8/14/2025
Closed	E HOLLY ST	Overgrowth	Property Maintenance	8/7/2025	8/14/2025
Closed	528 BELLISSIMO PL	Irrigation	Water	8/4/2025	8/21/2025
Closed	203 S MARE AVE	Overgrowth	Property Maintenance	8/1/2025	8/18/2025
Closed	505 MISSION LN	Tree Permit	Permits	7/31/2025	8/21/2025
Closed	607 S PALM AVE	Junk	Property Maintenance	7/29/2025	8/4/2025
Closed	103 SIXTH AVE	Overgrowth	Property Maintenance	7/25/2025	8/4/2025
Closed	1001 N LAKESHORE BLVD	Permits	Permits	7/17/2025	8/21/2025
Closed	611 AVILA PL	Irrigation	Water	6/24/2025	8/4/2025
Closed	200 S PALM AVE	Junk Accumulation	Property Maintenance	5/16/2025	8/18/2025
Closed	504 MISSION LN	Pool not secure	Property Maintenance	5/5/2025	8/15/2025

Total Records: 11

9/4/2025

Lake County Fire Rescue

315 W. Main Street Tavares, FL 32778

Howey Monthly Report

Report Dates: August 01 2025 to August 31 2025

Summary of incident types within municipality	
BACK PAIN	1
UNCONSCIOUS/FAINTING	1
FALLS	3
SMOKE INVESTIGATION	1
SEIZURES	1
SERVICE CALL	1
CHEST PAIN	3
SICK PERSON	2
PSYCHIATRIC/SUICIDE ATTEMPT	1
MOTOR VEHICLE COLLISION	1
BREATHING PROBLEMS	1
HEART PROBLEMS	3
ALARMS	1
STRUCTURE FIRE	1
EXTRICATION/ENTRAPMENT	1

TOTAL CALLS FOR SERVICE: 22

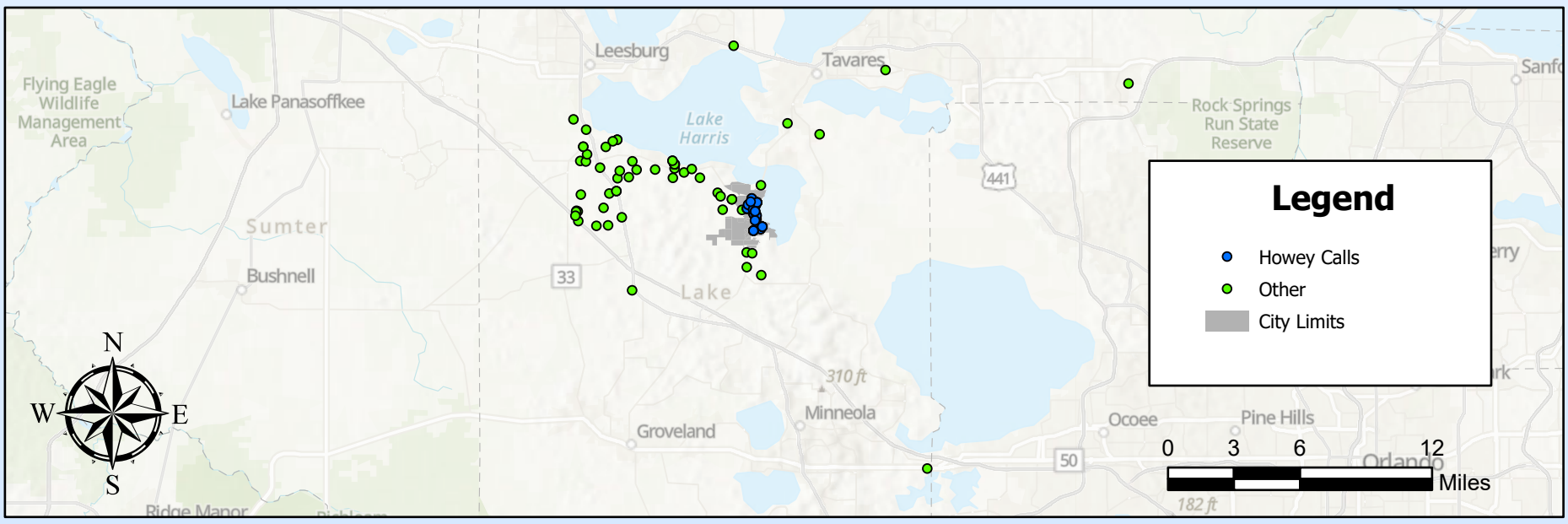
Summary of incident types outside municipality	
SERVICE CALL	5
TRAUMATIC INJURIES	2
HEART PROBLEMS	4
HEAT/COLD EXPOSURE	1
GAS LEAK/GAS ODOR	1
CHEST PAIN	2
HEMORRHAGE/LACERATIONS	1
ASSAULT	2
SEIZURES	2
UNKNOWN PROBLEM	5
FALLS	5
ODOR	1
MOTOR VEHICLE COLLISION	7
BREATHING PROBLEMS	2
SICK PERSON	9
UNCONSCIOUS/FAINTING	5
OVERDOSE/POISONING	1
ABDOMINAL PAIN	1
ALARMS	3
STRUCTURE FIRE	4
PSYCHIATRIC/SUICIDE ATTEMPT	1

TOTAL CALLS FOR SERVICE: 64

INCIDENT SUMMARY DETAILS	DISPATCHED	CANCELLED	ON SCENE
TOWN OF HOWEY	22	3	19
ALL OTHER AREAS	64	22	42

HIGH ACUITY CALLS	DISPATCHED	AVERAGE	90th PERCENTILE
TOWN OF HOWEY	1	9:34	9:34
ALL OTHER AREAS	5	9:49	10:14

Incident Locations



Public Works

August 2025 – Monthly Report

Activity	Location/ Address	Notes
Road Maintenance / Potholes	E. Gardenia St. N. Citrus Ave	Road reconstruction project on E. Gardenia Street. Road reconstruction project started on N. Citrus Ave.
Stormwater/Drainage	N. Lakeshore Blvd Talichet	Stormwater Project will start September 15th, 2025 Inspected and cleaned out 24 stormwater inlets in Talichet.
Street Signs		
Sidewalk Maintenance/Repair	E. Gardenia St. & SR 19	The sidewalk at E. Gardenia St & SR 19 will be replaced during the road reconstruction project. ADA ramp will be added.
Building Maintenance	Police Department	PW Staff replaced A/C unit at the Police Department.
Grounds Maintenance	Blevins Park Central Park Griffin Park Town Hall Town Hall/Library/PD Sara Maude Mason Nature Preserve	Ground Maintenance Swing set area and Playground area maintenance Swing set area and Playground area maintenance Water Fountain maintenance Landscape maintenance – weeding Weekly cleanup maintenance (leaves and litter)
Tree Trimming/Tree Removal/Stump Removal	Lakeview Ave SR 19 at Central Ave S. Florida Ave	Tree Contractor removed large tree in right of way at Lakeview Ave. Tree contractor trimmed overhanging limbs on SR 19 blocking the view of the flashing light at Central Ave Tree contractor trimmed low hanging limbs on S. Florida Ave
Mowing/Weed Eating	Main Water Plant Well # 3 Lakeshore Blvd Cemetery Blevins Park	Monthly Maintenance mowing, weed eating and edging. Monthly Mowing of Town Right of Way 9 Acre – Town Owned Parcel
Pre-Grade Inspections Landscape/Irrigation Inspections Sidewalk Inspections Final Grade Inspections	In Field Lots Talichet	0 – Pre-Slab Grading Inspection 0 – Final Lot Grade Inspections
Lot Grading Plan Reviews Landscape/Irrigation Plan Reviews	In Field Lots	0 – Lot Grading Plan/Landscape/Irrigation Reviews 8 – Lot Grading Plan Reviews
Pool Inspections	In Field Lots	0 – Pre Grade Inspections 0 – Final Lot Grade Inspections
Driveway Inspections	In Field Lots	0 – Driveway Inspection
Infrastructure Inspections	Hillside Groves	0 – Stringline Subbase Inspections

Additional Updates:

- LCWA Stormwater Grant Update:
  - Town Staff have been awarded additional LCWA Grant Funding.
  - The contract was signed with Dale Beasley Construction for the Project.
  - The Project start date has been set for September 15th, 2025, and should be completed by the end of September 2025.

- FDEM Lift Station #1 and Lift Station #2 Bypass Pump Grant Update:
  - Grants have been awarded by FDEM/FEMA; Staff are awaiting Grant Agreements.
  - FDEM/FEMA Contracts for Lift Station #1 and #2 Bypass Pumps have been approved by Council.
  - CDBG Grant has been awarded to cover Local Funding (Town Funding) for both Lift Stations.
  - Both Lift Station Bypass Pump RFBs have been sent out for bids.
  - Bids have been received and reviewed for both projects.
  - A contractor has been selected for both projects, awaiting Town Council approval of contracts.
  - Town Council approved both contracts with RCM Utilities, contracts have been signed.
  - Awaiting start date for both projects.
  - RCM Utilities has ordered both bypass pump, awaiting delivery date.

- N. Citrus Avenue Update:
  - The survey has been completed; the Town has received a signed copy of the survey.
  - The Town Engineer has completed the Road Design Plan.
  - Town Manager and PS Director are working with residents on the right way and replat.
  - The Town Surveyor has started the replat.
  - Paqco Paving has been awarded the Road Reconstruction Project: Start Date TBD
  - Town Staff have reviewed the replat documents, awaiting signed and sealed copies for legal review.
  - Town Staff is awaiting Final Replat with property signature to present to Town Council.
  - Paquette Paving company will start laying out the road construction realignment and removing trees in the second week of March
  - Town staff awaiting property owner's signature on replat.
  - N. Citrus Ave MYLAR has been signed.
  - PaqCo Paving has started the Road Reconstruction Project, estimated 120 days project time.

- E. Gardenia Street Update:
  - PaqCo Paving has started the Road Reconstruction Project.
  - U.R.E has lowered the water main on E. Gardenia Street at SR 19.
  - Century Link will be lowering the communication line first week of August 2025.
  - PaqCo paving is moving forward with paving the road.
  - PaqCo paving has finished the paving and will be installing roadside swales.

- Talichet Lift Station Update:
  - Town Council approved the project to move forward.
  - U.R.E has ordered all parts required for the upgrade.
  - Due to the lead time (over 14 weeks) on the needed parts, the Town has an emergency agreement with U.R.E. to handle emergency situations at all Lift Stations that may arise during Hurricane Season.
  - U.R.E. has ordered the panel box and expects delivery in November 2025.

Public Utilities

August 2025– Monthly Report

Activity	Location/ Address	Notes
Locates	Throughout Town	81 utility locates
Service Orders	Throughout Town	27 service orders
Repairs	Main treatment plant	Install new Cl2 bypass valve and Cl2 Scales
Repairs	Citrus Ave	Repair service line break on Citrus Ave

Library Report



This report highlights library activity from August 2025, including circulation, computer use, revenue, and program attendance.

1

Circulation Success

The library circulated a total of 2009 items in August, showing active engagement from the community.

2

Computer Usage

Patrons utilized public computers for 76 hours, indicating a need for digital access.

3

Copy Revenue

The library generated $72.99 from copy services, a small but useful source of income.

4

Late Fee Income

Late fees totaled $66.34, encouraging timely returns of borrowed materials.

5

Adult Programs

The library hosted 43 programs for adults, promoting lifelong learning and community engagement.

6

Children's Programs

Nine programs were offered for children, fostering early literacy and a love of reading.

7

All Ages Events

Five programs were held for all ages, creating opportunities for families to connect and learn.

August Overview

We saw active library usage, from item circulation and computer use to successful program attendance.

Town of Howey-in-the-Hills
Financial Report for Period July 2025

GENERAL FUND REVENUES

Account Description	Account	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining	YTD %	Annual Budget
Ad Valorem Taxes	311100	0	0	0	1,601,518	1,623,782	22,264	101%	1,601,518
U.S.T. - Electricity	314100	21,000	24,934	3,934	159,717	186,561	26,845	112%	167,000
U.S.T. - Water	314300	7,000	6,555	(445)	73,276	70,213	(3,063)	77%	90,721
U.S.T. - Propane	314800	192	144	(48)	2,500	2,687	188	107%	2,500
CST - Communications Services Tax	315100	6,910	6,788	(122)	68,348	66,926	(1,423)	98%	68,348
Town Business Tax Receipt	321100	50	10	(40)	1,300	2,340	1,040	106%	2,200
Zoning Permit Application Fees	322100	0	420	420	0	3,900	3,900		0
Admin Fee (Town - 100%)	322102	0	1,022	1,022	0	8,028	8,028		0
Developer Fees Pd to Town	322201	0	0	0	117,500	242,273	124,773	206%	117,500
Variance Fees	322202	667	0	(667)	5,468	0	(5,468)	0%	8,000
Thompson Grove Development Fees	322218	0	0	0	0	400	400		0
Permits Town %	322305	0	0	0	0	1,185	1,185		0
Building Permit Technology Fee	322309	0	1,022	1,022	0	3,518	3,518		0
Franchise Fee - Electric	323100	11,000	17,952	6,952	108,009	136,042	28,033	98%	139,000
Franchise Fee - Sprint Tower Lease	323202	3,420	3,488	68	34,201	34,066	(134)	83%	41,042
Franchise Fee - Gas	323400	250	207	(43)	3,500	3,786	286	76%	5,000
Franchise Fee - Solid Waste	323700	108	383	275	1,700	2,245	545	132%	1,700
Inspection Fees Collected Due Contractor	329100	0	25	25	0	1,200	1,200		0
Cemetery Fees-Permits	329500	0	0	0	50	555	505	1110%	50
Marianne Beck Library, E-Rate	331750	0	0	0	0	8,100	8,100	100%	8,100
State Grant - Public Safety	334200	0	0	0	47,860	70,958	23,098	148%	47,860
State Grant - Other Physical Environment	334390	0	0	0	30,546	30,546	0	25%	121,069
State Revenue Sharing Proceeds	335125	4,496	4,783	288	44,956	36,088	(8,868)	67%	53,947
SRS - Alcoholic Beverage License	335150	0	0	0	1,419	1,479	60	104%	1,419
SRS- Local Govt. 1/2 Cent Sales Tax	335180	10,255	10,464	209	102,553	106,861	4,309	87%	123,063
Lake County Water Authority Grant - Stormwater	337310	0	0	0	0	0	0	0%	82,280
Library Interlocal Agreement	337710	4,530	4,530	(0)	45,298	54,099	8,802	100%	54,354
Library Expansion - Impact Fees Funds	337720	0	0	0	0	0	0	0%	20,707
Lake County Business Tax Receipt	338200	41	0	(41)	415	0	(415)	0%	500
Interest from Tax Collector	338900	0	0	0	0	0	0	0%	10
Public Record Requests	341901	25	0	(25)	250	0	(250)	0%	300
Smoker Rental	341903	50	0	(50)	500	200	(300)	33%	600
Lien Search Charges	341920	417	100	(317)	4,167	3,070	(1,097)	61%	5,000
School Resource Officer Services	342910	0	0	0	201,434	201,931	497	100%	201,434
Outside Security Services	342960	0	0	0	12,000	12,140	140	101%	12,000
Sanitation Revenue	343500	31,352	0	(31,352)	313,521	287,654	(25,867)	76%	376,225
Boat Ramp Decals	343920	333	350	17	3,333	4,049	716	101%	4,000
Golf Cart Permits	343930	83	50	(33)	833	350	(483)	35%	1,000
Miscellaneous Sales	343999	75	0	(75)	750	130	(620)	14%	900
Library copies/Faxes	347101	83	49	(35)	833	699	(134)	70%	1,000
Service Charge - Special Events	347400	0	0	0	400	520	120	130%	400
Court Fines & Forfeits	351100	833	545	(288)	8,333	6,614	(1,720)	66%	10,000
Library - Fines	352100	67	23	(44)	667	606	(61)	76%	800
Interest Earnings	361100	2,185	3,427	1,242	21,847	28,210	6,363	108%	26,216
Pd Vest Grant	363400	0	0	0	0	0	0	0%	2,500
Disposition of Fixed Assets	364000	0	0	0	0	14,539	0		0
Sale - Cemetery Lots	364100	0	25	25	1,000	6,685	5,685	669%	1,000
Donation Historic Board	366930	0	0	0	500	730	230	146%	500
Donations - Special Events	366990	0	0	0	12,000	32,275	20,275	269%	12,000
SETTLEMENTS	369300	0	0	0	0	30	30	6%	500
Miscellaneous Revenue	369900	0	0	0	0	2,549	2,549		0
Police Fees Collected	369910	0	2	2	300	1,323	1,023	441%	300
Due From Other Funds	381131	0	0	0	0	0	0	0%	200,000
Use Of Fund Balance	389900	0	0	0	0	0	0	0%	116,764
Total General Fund Revenues		105,423	87,298	(18,125)	3,032,801	3,302,142	254,802	88%	3,731,327
NOTE; THE FIGURES IN THIS REPORT ARE CORRECT AT THE DATE SHOWN BUT ARE NOT AUDITED		9/3/2025				312,421.40			

*Estimated figures for funds not received at the date of this report are marked in:

*Pending budget amendment

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Town of Howey-in-the-Hills
Financial Report for Period July 2025

GENERAL FUND EXPENDITURE SUMMARY		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining	Var %	Annual Budget
Legislative	511000	3,116	3,971	(855)	29,878	29,732	146	87%	34,339
Executive	512000	3,706	3,819	(113)	37,172	33,277	3,895	77%	43,232
Financial And Administrative	513000	15,707	20,828	(5,121)	355,356	309,417	45,939	78%	397,933
Legal Counsel	514000	26,083	9,522	16,562	260,833	102,764	158,069	33%	313,000
Comprehensive Planning	515000	8,050	11,880	(3,830)	112,767	99,736	13,031	77%	130,000
Public Works	519000	26,712	27,343	(631)	216,209	163,866	52,343	70%	233,566
Law Enforcement	521000	84,779	89,146	(4,366)	1,147,100	1,082,374	64,726	82%	1,316,291
Other Public Safety-Code Enforcement	529000	5,847	7,987	(2,139)	66,625	64,331	2,294	79%	80,956
Garbage/Solid Waste Control Services	534000	28,000	27,998	2	275,105	275,499	(393)	85%	324,253
Stormwater Maintenance	538000	0	0	0	0	5,625	(5,625)	2%	259,250
Other Physical Environment-Cemetery	539000	202	0	202	1,837	1,110	727	46%	2,430
Library	571000	15,034	12,542	2,492	164,607	135,408	29,200	70%	192,976
Parks & Recreation	572000	5,209	528	4,681	55,033	21,703	33,330	33%	65,500
Historical Preservation	573000	2,146	0	2,146	19,864	250	19,614	1%	25,753
Special Events	574000	0	0	0	33,500	34,857	(1,357)	104%	33,500
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0	0%	270,248
Total General Fund Expenditure		224,592	215,563	9,028	2,775,887	2,359,948	415,939	63%	3,723,227
		-	-	-	-	-	-		
Current Increase (Decrease) to Reserves:			(128,266)						

BANK BALANCES

Bank Balances- Per Balance Sheet		Opening Balance	Debit/Credit	Closing Balance	Opening Balance	YTD Debit/Credit	Closing Balance	
General Fund	1	1,714,476	(126,975)	1,587,501	557,603	1,029,898	1,587,501	185%
Police Advanced Training Fund	120	2,704	84	2,788	1,548	1,240	2,788	80%
Automation/Telecommunication Fund	125	62	0	62	62	0	62	0%
Special Law Enforcement Trust Fund	126	2,434	0	2,434	2,434	0	2,434	0%
Tree Fund	130	1,815	0	1,815	1,815	0	1,815	0%
Water Impact Fee Fund	140	334,799	1,055	335,854	347,161	(11,307)	335,854	-3%
Parks & Rec Impact Fee Fund	141	(202,359)	0	(202,359)	(27,275)	(175,084)	(202,359)	642%
Police Impact Fee Fund	142	251,375	495	251,869	277,454	(25,585)	251,869	-9%
Infrastructure Fund	150	511,246	18,126	529,372	386,377	142,995	529,372	37%
Transportation Fund	152	3,720	7,261	10,981	0	10,981	10,981	
Building Services Fund	155	436,510	(7,383)	429,126	433,134	(4,007)	429,126	-1%
Water Fund	401	223,579	(17,723)	205,856	860,414	(654,558)	205,856	-76%
Wastewater Fund	402	110,237	(100,130)	10,107	50,000	(39,893)	10,107	-80%
Stormwater Fund	405	11,896	0	11,896	11,896	0	11,896	0%
Cash in Drawer		300	0	300	300	0	300	0%
*Total Amount in Money Market Account (These funds are included in the amounts above)		2,575,022	7,959	2,582,980	2,159,258	423,722	2,582,980	20%

Town of Howey-in-the-Hills
Financial Report for Period July 2025

GENERAL FUND EXPENDITURE BREAKDOWN BY DEPARTMENT

Legislative	511000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	1,350	1,350	0	13,396	13,100	296		16,200
Fica	210	84	84	0	833	812	21		1,004
Medicare	211	20	20	0	198	190	8		235
Software & Annual Maintenance	342	0	116	(116)	1,325	1,310	16		1,325
Travel & Per Diem	400	0	1,009	(1,009)	1,000	4,317	(3,317)		1,000
Telephone & Communications	410	177	148	29	1,801	1,640	161		2,200
Website	415	535	534	1	4,000	3,705	295		4,450
Printing - General	470	0	0	0	125	177	(52)		125
Employee Appreciation	493	750	711	39	2,500	1,630	870		2,500
Dues, Subscriptions, Licenses	540	0	0	0	1,800	1,142	658		1,800
Training/Education/Tuition	550	0	0	0	1,500	1,558	(58)		1,500
Contributions/Donations	820	200	0	200	1,400	150	1,250		2,000
Total Legislative Expenditures		3,116	3,971	(855)	29,878	29,732	146	87%	34,339

Executive	512000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	1,895	1,825	70	20,846	20,515	331		24,636
Fica	210	117	106	11	1,291	1,198	93		1,527
Medicare	211	30	25	5	311	280	31		357
ICMA Retirement Contribution	225	182	182	(0)	2,004	1,960	44		2,372
Life & Health Ins.	230	492	454	38	4,920	4,418	502		5,901
Workers' Compensation	240	29	0	29	739	333	406		739
Travel & Per Diem	400	266	0	266	2,930	1,774	1,156		3,200
Dues, Subscription, Licenses	540	95	678	(583)	2,300	2,250	50		2,300
Training/Education/Tuition	550	600	550	50	1,832	550	1,282		2,200
Total Executive Expenditures		3,706	3,819	(113)	37,172	33,277	3,895	77%	43,232

Financial And Administrative	513000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	1,675	1,675	(0)	18,426	18,143	283		21,777
Salaries	120	6,177	6,096	81	67,946	61,698	6,248		80,300
Overtime Wages	140	48	17	31	472	58	414		521
Fica	210	489	475	14	5,380	4,878	502		6,361
Medicare	211	114	111	3	1,256	1,141	115		1,488
ICMA Retirement Contribution	225	730	685	45	8,030	7,300	730		9,493
Life & Health Ins.	230	1,239	1,148	91	12,390	11,022	1,368		14,867
Workers' Compensation	240	0	0	0	1,287	1,693	(406)		1,287
Accounting & Auditing	320	0	3,335	(3,335)	38,000	41,538	(3,538)		38,000
Bank Fees	321	0	244	(244)	600	3,381	(2,781)		600
Other Contractual Services	340	0	400	(400)	9,000	11,933	(2,933)		9,000
Software & Annual Maintenance	342	500	883	(383)	12,162	10,853	1,309		19,300
Codification	347	1,100	0	1,100	4,800	2,342	2,458		5,000
Pre Employment Screening	350	75	100	(25)	603	175	428		750
Travel & Per Diem	400	150	91	59	750	1,046	(296)		3,800
Telephone & Communications	410	1,033	1,142	(109)	9,297	8,429	868		12,400
Website	415	100	0	100	700	0	700		1,000
Freight/Postage/Shipping	420	0	174	(174)	2,000	2,301	(301)		2,000
Utility Services	430	500	477	23	4,585	4,557	29		6,000
Rentals & Leases	440	0	319	(319)	2,700	3,273	(573)		2,700
Insurance	451	0	0	0	128,702	95,816	32,887		129,690
R & M - Equipment	460	20	196	(176)	140	196	(56)		200
R & M - Computer Maint	461	0	450	(450)	3,000	795	2,205		3,000
Printing - General	470	5	0	5	494	385	110		500
Advertising	492	450	566	(116)	5,472	4,989	483		8,000
Office Supplies	510	300	391	(91)	2,666	1,551	1,115		2,800
Operating Supplies	520	625	1,291	(666)	10,750	8,140	2,610		12,000
Dues, Subscriptions, Licenses	540	77	160	(83)	1,647	1,257	390		1,800
Training/Education/Tuition	550	300	400	(100)	2,100	526	1,574		3,300
Total Financial And Administrative Expenditures		15,707	20,828	(5,121)	355,356	309,417	45,939	78%	397,933

Town of Howey-in-the-Hills
Financial Report for Period July 2025

Legal Counsel	514000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Legal Fees	316	25,000	9,512	15,488	250,000	102,372	147,628		300,000
Legal Fees-Code Enforcement	319	1,083	10	1,073	10,833	392	10,441		13,000
Total Legal Counsel Expenditures		26,083	9,522	16,562	260,833	102,764	158,069	33%	313,000

Comprehesive Planning	515000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Town Engineering	316	5,300	6,150	(850)	58,267	49,888	8,379		70,000
Town Planning	318	2,750	5,730	(2,980)	54,500	49,849	4,652		60,000
Total Comprehesive Planning Expenditures		8,050	11,880	(3,830)	112,767	99,736	13,031	77%	130,000

Public Works	519000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	1,352	1,353	(0)	14,875	14,493	382		17,584
Salaries	120	1,957	1,923	34	21,535	22,222	(687)		25,456
Overtime Wages	140	160	0	160	2,485	339	2,146		5,200
Fica	210	230	200	30	2,230	2,258	(28)		2,991
Medicare	211	54	47	7	588	528	60		699
ICMA Retirement Contribution	225	371	68	303	4,082	785	3,296		4,824
Life & Health Ins.	230	682	739	(57)	7,560	7,786	(225)		8,868
Workers' Compensation	240	0	90	(90)	769	765	4		769
Other Contractual Services	340	11,000	3,833	7,167	89,400	71,474	17,926		90,000
Travel & Per Diem	400	42	44	(2)	417	213	204		500
Telephone & Communications	410	179	141	39	1,792	1,428	363		2,150
Utility Services	430	131	0	131	1,311	893	418		1,575
Rentals & Leases	440	0	0	0	2,500	0	2,500		2,500
R & M - Equipment	460	667	547	120	6,667	649	6,018		8,000
R & M - Computer Maint	461	42	0	42	417	0	417		500
R & M - Building	462	8,000	11,931	(3,931)	32,000	15,460	16,540		32,000
R & M - Vehicles	463	0	5,692	(5,692)	1,000	9,162	(8,162)		1,000
Office Supplies	510	83	0	83	833	155	679		1,000
Operating Supplies	520	1,375	0	1,375	15,250	5,608	9,642		16,500
Gas & Oil	522	175	737	(562)	7,475	7,964	(489)		8,000
Uniforms	523	8	0	8	983	784	198		1,000
Safety Equipment	524	125	0	125	1,250	650	600		1,500
Dues, Subscriptions, Licenses	540	25	0	25	250	0	250		300
Training/Education/Tuition	550	54	0	54	542	250	292		650
Total Public Services Expenditures		26,712	27,343	(631)	216,209	163,866	52,343	70%	233,566

Law Enforcement	521000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	12,154	12,154	0	133,691	133,338	353		158,000
Salaries	120	25,000	25,215	(215)	332,567	324,192	8,375		404,054
Police - Reserve Salaries	130	1,573	714	859	17,909	10,884	7,025		20,455
Events Payroll	131	0	0	0	12,000	11,413	588		12,000
Overtime Wages	140	2,000	1,903	97	40,223	39,741	482		47,301
Police - Incentive Pay	150	700	620	80	6,403	6,140	263		6,840
Fica	210	3,004	2,391	613	34,143	31,145	2,998		39,048
Medicare	211	702	559	143	7,902	7,284	618		9,132
Police Retirement Contribution	220	13,181	11,126	2,055	148,058	140,199	7,859		171,351
Life & Health Ins.	230	12,108	10,015	2,093	136,489	116,607	19,882		157,401
Workers' Compensation	240	0	0	0	21,602	21,602	(0)		21,602
Other Contractual Services	340	269	133	135	2,688	1,363	1,325		3,226
Software & Annual Maintenance	342	0	0	0	11,700	12,273	(573)		11,700
Pre Employment Screening	350	292	1,352	(1,060)	2,917	2,644	273		3,500
Travel & Per Diem	400	700	498	202	4,500	3,772	728		4,500
Telephone & Communications	410	2,200	2,095	105	21,467	20,440	1,027		22,000
Freight/Postage/Shipping	420	25	15	10	200	119	81		300
Utility Services	430	600	599	1	5,200	4,679	521		6,000
Rentals & Leases	440	0	0	0	45,100	45,276	(176)		45,100
Insurance	451	0	0	0	8,461	8,412	49		8,921
R & M - Equipment	460	0	428	(428)	5,000	7,610	(2,610)		5,000
R & M - Computer Maint	461	125	0	125	1,250	14	1,236		1,500
R & M - Building	462	208	0	208	2,083	2,556	(473)		2,500
R & M - Vehicles	463	2,500	4,110	(1,610)	25,000	19,418	5,582		30,000
Office Supplies	510	208	0	208	2,083	982	1,102		2,500
Operating Supplies	520	83	0	83	24,833	13,964	10,869		25,000
Gas & Oil	522	5,400	5,408	(8)	30,767	27,135	3,632		34,000
Uniforms	523	72	392	(320)	4,855	4,553	303		5,000
Weapons	525	50	0	50	4,900	4,067	833		5,000
Dues, Subscriptions, Licenses	540	125	270	(145)	1,250	1,114	136		1,500
Training/Education/Tuition	550	1,500	2,000	(500)	6,000	3,600	2,400		6,000
Cap Outlay - Equipment	640	0	7,148	(7,148)	40,860	48,905	(8,044)		40,860
PD Vest Grant - 09/10	804	0	0	0	5,000	6,935	(1,935)		5,000
Total Police Expenditures		84,779	89,146	(4,366)	1,147,100	1,082,374	64,726	82%	1,316,291

Other Public Safety-Code Enforcement	529000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Salaries	120	3,696	3,696	(0)	40,656	40,568	88		48,048
Overtime Wages	140	145	0	145	1,177	364	813		1,889
Fica	210	238	219	19	2,605	2,441	164		3,096
Medicare	211	56	51	4	611	571	40		724
ICMA Retirement Contribution	225	384	370	15	4,299	4,093	205		4,994
Life & Health Ins.	230	874	875	(1)	8,741	8,718	24		10,494
Workers' Compensation	240	0	0	0	795	795	(1)		795
Software & Annual Maintenance	342	60	2,558	(2,498)	1,850	3,080	(1,230)		3,220
Travel & Per Diem	400	30	0	30	620	530	90		1,000
Telephone & Communications	410	90	79	11	1,061	935	126		1,482
Freight/Postage/Shipping	420	13	43	(30)	373	353	20		400
Insurance	451	0	0	0	579	579	(0)		579
R & M - Vehicles	463	100	0	100	1,400	223	1,177		2,000
Printing - General	470	12	0	12	123	0	123		150
Operating Supplies	520	12	0	12	123	5	118		150
Gas & Oil	522	60	95	(35)	735	722	13		900
Uniforms	523	15	0	15	150	0	150		180
Dues, Subscriptions, Licenses	540	0	0	0	105	105	0		105
Training/Education/Tuition	550	62	0	62	623	250	373		750
Total Other Public Safety-Code Enforcement Expenditures		5,847	7,987	(2,139)	66,625	64,331	2,294	79%	80,956

Garbage/Solid Waste Control Services	534000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Contractual Services	340	28,000	27,998	2	275,105	275,499	(393)		324,253
Total Garbage/Solid Waste Control Services Expenditures		28,000	27,998	2	275,105	275,499	(393)	85%	324,253

Stormwater Maintenance	538000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Contractual Services	340	0	0	0	0	0	0		259,250
Dues, Subscriptions, Licenses	540	0	0	0	0	5,625	(5,625)		0
Total Stormwater Maintenance Expenditures		0	0	0	0	5,625	(5,625)	2%	259,250

Other Physical Environment (Cemetery)	539000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Software & Annual Maintenance	342	77	0	77	587	0	587		930
Utility Services	430	125	0	125	1,250	1,110	140		1,500
Total Other Physical Environment (Cemetery) Expenditures		202	0	202	1,837	1,110	727	46%	2,430

Library	571000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Executive Salaries	110	4,300	4,308	(8)	47,301	49,826	(2,526)		55,902
Salaries	120	2,439	2,439	0	26,837	26,715	122		31,712
Overtime Wages	140	266	103	163	1,200	1,178	22		2,000
Fica	210	427	419	9	4,705	4,759	(54)		5,556
Medicare	211	100	98	2	1,099	1,113	(14)		1,299
ICMA Retirement Contribution	225	689	470	220	7,586	5,739	1,847		8,961
Life & Health Ins.	230	1,615	894	721	17,230	8,893	8,337		20,998
Workers' Compensation	240	0	0	0	1,427	1,427	0		1,427
Other Contractual Services	340	0	667	(667)	5,000	6,673	(1,673)		5,000
Software & Annual Maintenance	342	115	116	(1)	1,150	1,160	(10)		1,380
Pre Employment Screening	350	13	0	13	125	0	125		150
Travel & Per Diem	400	42	0	42	417	161	255		500
Telephone & Communications	410	0	89	(89)	3,980	5,402	(1,422)		3,980
Freight/Postage/Shipping	420	0	0	0	100	73	27		100
Utility Services	430	1,114	1,607	(493)	10,456	9,597	859		12,000
R & M - Computer Maint	461	13	219	(207)	125	219	(94)		150
Promotional Activities	480	166	0	166	1,664	482	1,182		2,000
Employee Appreciation	493	0	0	0	500	706	(206)		500
Office Supplies	510	140	98	42	946	370	576		1,000
Operating Supplies	520	900	20	880	5,800	2,387	3,413		6,000
Dues, Subscriptions, Licenses	540	29	0	29	291	313	(22)		350
Training/Education/Tuition	550	75	0	75	750	0	750		900
Cap Outlay - Books & Publications LIBRARY ONLY	660	2,558	996	1,563	25,586	8,216	17,370		30,707
Cap Outlay - Books/Publ - EBooks (LIBRARY ONLY)	662	33	0	33	334	0	334		404
Total Library Expenditures		15,034	12,542	2,492	164,607	135,408	29,200	70%	192,976

Parks And Recreation	572000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Contractual Services	340	667	0	667	6,668	1,150	5,518		8,000
Utility Services	430	292	116	176	2,865	2,197	668		3,500
R & M - Equipment	460	4,167	0	4,167	41,668	14,500	27,168		50,000
R & M - Recreation Equip	468	83	0	83	832	0	832		1,000
Operating Supplies	520	0	412	(412)	3,000	3,856	(856)		3,000
Total Parks & Recreation Expenditures		5,209	528	4,681	55,033	21,703	33,330	33%	65,500

Historical Preservation	573000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Telephone & Communications	410	5	0	5	50	0	50		60
Office Supplies	510	83	0	83	832	0	832		1,000
Operating Supplies	520	1,667	0	1,667	16,668	0	16,668		20,000
Other Non Operating Uses Proprietary Funds	950	391	0	391	2,314	250	2,064		4,693
Total Historical Preservation Expenditures		2,146	0	2,146	19,864	250	19,614	1%	25,753

Special Events	574000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Contractual Services	340	0	0	0	22,500	21,276	1,224		22,500
Special Events	343	0	0	0	11,000	13,581	(2,581)		11,000
Total Special Events Expenditures		0	0	0	33,500	34,857	(1,357)	104%	33,500

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POLICE ADVANCED TRAINING FUND	120								
Police Advanced Training Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Local Law Enforcement Education	351130	125	84	(41)	1,315	1,240	(75)		1,500
Total Police Advanced Training Fund Revenues		125	84	(41)	1,315	1,240	(75)	83%	1,500
Police Advanced Training Fund Expenditures	521000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Travel & Per Diem	400	21	0	21	208	0	208		250
Training/Education/Tuition	550	21	0	21	208	0	208		250
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0		1,000
Total Police Advanced Training Fund Expenditures		42	0	42	416	0	416	0%	1,500

TREE FUND	130								
Tree Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Code Enforcement Tree Fine	354300	0	0	0	0	0	0		1,000
Total Tree Fund Revenues		0	0	0	0	0	0	0%	1,000
Tree Fund Expenditures	572000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Non Operating Uses Proprietary Funds	950	0	0	0	300	0	300		1,000
Total Tree Fund Expenditures		0	0	0	300	0	300	0%	1,000

WATER IMPACT FEE FUND	140								
Water Impact Fee Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Water Impact Fees	322306	3,938	0	(3,938)	7,876	3,151	(4,725)		15,750
State Grant - Water Supply System	334310	0	0	0	86,241	86,241	0		86,241
Interest Earnings	361100	1,025	1,055	30	10,247	10,593	346		12,296
Total Water Impact Fee Fund Revenues		4,963	1,055	(3,908)	104,364	99,985	(4,378)	87%	114,287
Water Impact Fee Fund Expenditures	533000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Cap Outlay - Equipment	640	0	0	0	86,241	111,293	(25,052)		86,241
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0		28,046
Total Water Impact Fee Fund Expenditures		0	0	0	86,241	111,293	(25,052)	97%	114,287

PARKS & REC IMPACT FEE FUND	141								
Parks & Rec Impact Fee Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Parks & Rec Impact Fees	322303	1,250	0	(1,250)	2,500	1,242	(1,258)		5,000
Loan Proceeds	384000	0	0	0	0	0	0		250,000
Use Of Fund Balance	389900	0	0	0	0	0	0		2,100
Total Parks & Rec Impact Fee Fund Revenues		1,250	0	(1,250)	2,500	1,242	(1,258)	0%	257,100
Parks & Rec Impact Fee Fund Expenditures		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Parks Expansion	615	0	0	0	0	172,575	(172,575)		0
Debt Principal/loan	710	0	0	0	0	0	0		44,800
Interfund Loan Repayments	719	0	0	0	0	0	0		200,000
Debt Interest/loan	720	0	0	0	0	0	0		12,300
Total Parks & Rec Impact Fee Fund Expenditures		0	0	0	0	172,575	(172,575)	67%	257,100

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POLICE IMPACT FEE FUND	142								
Police Impact Fee Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Police Impact Fees	322302	1,250	0	(1,250)	2,500	1,323	(1,177)		5,000
Interest Earnings	361100	480	495	15	4,800	4,965	165		5,760
Use of Fund Balance	389900	0	0	0	0	0	0		29,240
Total Police Impact Fee Fund Revenues		1,730	495	(1,235)	7,300	6,288	(1,012)	16%	40,000
Police Impact Fee Fund Expenditures		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Cap Outlay - Vehicles	650	0	0	0	40,000	31,873	8,127		40,000
Total Police Impact Fee Fund Expenditures		0	0	0	40,000	31,873	8,127	80%	40,000

INFRASTRUCTURE FUND	150								
Infrastructure Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Discretionary Sales Surtax - Infrastructure Surtax	312630	27,000	27,213	213	186,082	194,607	8,525		212,110
Interest Earnings	361100	640	659	19	6,400	6,621	221		7,680
Use of Fund Balance	389900	0	0	0	0	0	0		46,788
Infrastructure Fund Revenues Total		27,640	27,873	233	192,482	201,228	8,745	75%	266,578
Infrastructure Fund Expenditures		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Cap Outlay - Improvements	630	50,000	9,747	40,253	139,400	74,587	64,813		266,578
Total Infrastructure Fund Expenditures		50,000	9,747	40,253	139,400	74,587	64,813	28%	266,578

TRANSPORTATION FUND	152								
Transportation Fund Revenues		Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
County Ninth-Cent Gas Tax	312300	835	1,131	296	8,342	9,466	1,125		10,000
L.F.T. - First (1 to 6 Cents)	312410	3,705	3,794	89	37,053	38,807	1,753		44,468
State Revenue Sharing Proceeds	335125	986	1,015	29	9,864	7,886	(1,978)		11,842
State Reimbursement, Street Lighting	344990	0	0	0	6,688	6,688	(0)		6,688
Transporation Fund Revenue Total		5,526	5,939	413	61,947	62,847	900	86%	72,998
Transportation Fund Expenditures	541000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Other Contractual Services	340	0	0	0	33,310	30,162	3,148		39,998
Street Lighting	431	2,500	2,537	(37)	24,000	24,706	(706)		28,000
Operating Supplies	520	7	0	7	1,988	1,840	148		2,000
Safety Equipment	524	83	0	83	832	0	832		1,000
Road Materials & Supplies	530	167	1,576	(1,409)	1,668	1,576	92		2,000
Total Transportation Expenditures		2,757	4,113	(1,356)	61,798	58,283	3,515		72,998

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BUILDING SERVICES FUND	155							
Building Services Fund Revenues	**524000**	**Budget**	**Actual**	**Remaining**	**YTD Budget**	**YTD Actual**	**YTD Remaining**	**Annual Budget**
Zoning Permit Application Fees	322100	416	0	(416)	3,747	742	(3,006)	5,000
Plan Review (Bldg Inspector - 100%)	322101	416	0	(416)	3,747	0	(3,747)	5,000
Admin Fee (Town - 100%)	322102	375	0	(375)	3,375	0	(3,375)	4,500
Inspection Fees Collected Due Contractor	322304	3,500	6,773	3,273	44,000	63,221	19,221	60,000
Permits Town %	322305	2,500	0	(2,500)	22,500	10,311	(12,189)	30,000
Fees Income - DCA/DBPR	322307	100	157	57	1,403	1,592	189	2,000
Interest Earnings	361100	950	989	39	9,564	9,931	367	11,528
Building Services Fund Revenues Total		**8,257**	**7,919**	**(338)**	**88,337**	**85,796**	**(2,541)**	**73%** **118,028**

Building Services Fund Expenditures	**524000**	**Budget**	**Actual**	**Remaining**	**YTD Budget**	**YTD Actual**	**YTD Remaining**	**Annual Budget**
Executive Salaries	110	1,297	1,129	167	13,859	15,764	(1,905)	14,910
Salaries	120	793	731	62	7,763	9,668	(1,905)	9,119
Overtime Wages	140	15	5	10	571	56	515	600
Fica	210	133	112	20	1,376	1,538	(162)	1,527
Medicare	211	31	26	5	306	360	(53)	357
ICMA Retirement Contribution	225	212	137	75	2,174	1,949	225	2,440
Life & Health Ins.	230	325	324	1	3,741	4,114	(373)	4,405
Workers' Compensation	240	0	0	0	392	392	(0)	392
Other Contractual Services	340	118	0	118	1,181	0	1,181	1,419
Contractor - (Bldg Inspector - Progressive)	341	2,433	4,052	(1,619)	55,133	47,735	7,398	60,000
Software & Annual Maintenance	342	72	2,408	(2,336)	718	2,930	(2,212)	860
Telephone & Communications	410	29	28	1	291	280	11	350
DBPR/DCA Impact Fees	495	167	0	167	1,668	0	1,668	2,000
Office Supplies	510	83	0	83	832	97	735	1,000
Operating Supplies	520	417	0	417	4,168	342	3,826	5,000
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0	13,649
Building Services Fund Expenditures Total		**6,124**	**8,953**	**(2,828)**	**94,174**	**85,224**	**8,950**	**72%** **118,028**

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WATER FUND	401								
Water Fund Revenues	**533000**	**Budget**	**Actual**	**Remaining**	**YTD Budget**	**YTD Actual**	**YTD Remaining**		**Annual Budget**
State Grant - Water Supply System	334310	0	0	0	0	0	0		4,250,000
Water Sales	343310	77,600	66,992	(10,608)	776,051	729,857	(46,195)		931,277
FEES- NEW CON	343350	500	0	(500)	1,000	536	(464)		522,900
Water Sys Improvement Fee	343410	10,000	10,455	455	100,000	104,572	4,572		120,000
Penalty Charges	343600	1,750	1,724	(26)	17,500	16,705	(795)		21,000
Utility/Meter Fines	353100	333	0	(333)	1,332	0	(1,332)		4,000
Interest Earnings	361100	2,210	2,471	261	22,100	22,890	790		26,520
Miscellaneous Revenue	369900	1,000	1,136	136	10,000	14,573	4,573		12,000
Use Of Fund Balance	389900	0	0	0	0	0	0		141,454
Water Fund Revenues Total		93,393	82,778	(10,615)	927,983	889,133	(38,850)	15%	6,029,151

Water Fund Expenditures	**533000**	**Budget**	**Actual**	**Remaining**	**YTD Budget**	**YTD Actual**	**YTD Remaining**		**Annual Budget**
Executive Salaries	110	16,869	16,606	263	185,552	182,916	2,636		219,295
Salaries	120	27,610	27,780	(170)	303,707	289,720	13,987		358,924
Overtime Wages	140	0	1,825	(1,825)	15,500	22,323	(6,823)		15,500
Fica	210	2,832	2,765	66	31,150	29,710	1,440		36,811
Medicare	211	662	647	16	7,323	6,948	375		8,609
ICMA Retirement Contribution	225	4,403	2,389	2,014	48,801	26,126	22,674		57,240
Life & Health Ins.	230	11,279	10,595	684	112,789	103,906	8,883		135,342
Workers' Compensation	240	0	0	0	9,455	9,455	0		9,455
Legal Fees	310	0	0	0	27,600	25,003	2,598		30,000
Town Engineering	316	1,667	600	1,067	16,668	7,700	8,968		20,000
Accounting & Auditing	320	1,188	0	1,188	11,875	0	11,875		14,250
Other Contractual Services	340	0	42,432	(42,432)	279,152	484,279	(205,127)		279,152
Software & Annual Maintenance	342	275	2,299	(2,024)	8,775	10,792	(2,017)		9,600
Travel & Per Diem	400	42	0	42	417	0	417		500
Telephone & Communications	410	425	554	(129)	4,678	4,613	65		5,103
Freight/Postage/Shipping	420	17	0	17	167	0	167		200
Utility Services	430	3,667	4,614	(947)	40,333	44,948	(4,614)		44,000
Rentals & Leases	440	125	72	53	1,250	822	428		1,500
Insurance	451	0	0	0	61,994	62,153	(159)		61,994
R & M - Equipment	460	3,750	1,966	1,784	37,500	8,581	28,919		45,000
R & M - Computer Maint	461	42	0	42	417	0	417		500
R & M - Building	462	417	945	(528)	4,167	9,205	(5,038)		5,000
R & M - Vehicles	463	675	0	675	6,750	156	6,594		8,100
Printing - General	470	8	0	8	83	0	83		100
Miscellaneous Expenses	490	4	0	4	42	0	42		50
Advertising	492	25	0	25	250	0	250		300
Office Supplies	510	83	193	(110)	833	512	321		1,000
Operating Supplies	520	19,241	6,329	12,912	192,408	64,115	128,294		230,890
Uniforms	523	13	0	13	125	0	125		150
Safety Equipment	524	33	0	33	333	67	266		400
Dues, Subscriptions, Licenses	540	67	0	67	667	352	315		800
Training/Education/Tuition	550	46	0	46	458	190	268		550
Cap Outlay - Wetland Monitoring	613	0	0	0	0	0	0		8,050
Cap Outlay - Improvements	630	0	0	0	10,000	16,000	(6,000)		10,000
Cap Outlay - Water Expansion/System Impr.	633	0	0	0	0	0	0		4,260,000
Debt Principal/loan	710	0	0	0	114,085	115,575	(1,490)		114,085
Debt Interest/loan	720	0	0	0	29,138	29,054	83		30,545
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0		6,156
Water Fund Expenditures Total		95,462	122,609	(27,147)	1,564,442	1,555,220	9,221	26%	6,029,151

Town of Howey-in-the-Hills
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WASTEWATER FUND	402								
Wastewater Fund Revenues	535000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
State Grant - Sewer	334351	0	0	0	0	0	0		254,501
Waste Water, CDD	343515	10,000	14,061	4,061	100,000	132,087	32,087		120,000
Waste Water, Town	343525	8,800	10,996	2,196	88,167	108,231	20,064		106,000
Total Wastewater Fund Revenues		18,800	25,057	6,257	188,167	240,318	52,151	50%	480,501

Wastewater Fund Expenditures	535000	Budget	Actual	Remaining	YTD Budget	YTD Actual	YTD Remaining		Annual Budget
Legal Fees	310	0	992	(992)	0	3,510	(3,510)		0
Town Engineering	316	0	300	(300)	0	600	(600)		0
Utility Services	430	0	12,851	(12,851)	120,000	142,602	(22,602)		120,000
R & M - Equipment	460	28,278	0	28,278	197,945	0	197,945		339,334
Other Non Operating Uses Proprietary Funds	950	0	0	0	0	0	0		21,167
Wastewater Fund Expenditures Total		28,278	14,143	14,135	317,945	146,712	171,233	31%	480,501

Town of Howey-in-the-Hills
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GENERAL FUND REVENUES

Account Description	Account	Current Month	Annual Budget	YTD Actual	YTD Remaining	YTD %
Ad Valorem Taxes	311100	0	1,601,518	1,623,782	(22,264)	101%
U.S.T. - Electricity	314100	24,934	167,000	186,561	(19,561)	112%
U.S.T. - Water	314300	6,555	90,721	70,213	20,508	77%
U.S.T. - Propane	314800	144	2,500	2,687	(187)	107%
CST - Communications Services Tax	315100	6,788	68,348	66,926	1,422	98%
Town Business Tax Receipt	321100	10	2,200	2,340	(140)	106%
Zoning Permit Application Fees	322100	420		3,900		
Admin Fee (Town - 100%)	322102	1,022	0	8,028	(8,028)	
Developer Fees Pd to Town	322201	0	117,500	242,273	(124,773)	206%
Variance Fees	322202	0	8,000	0	8,000	0%
Thompson Grove Development Fees	322218	0	0	400	(400)	
Permits Town %	322305	0		1,185		
Building Permit Technology Fee	322309	1,022	0	3,518	(3,518)	
Franchise Fee - Electric	323100	17,952	139,000	136,042	2,958	98%
Franchise Fee - Sprint Tower Lease	323202	3,488	41,042	34,066	6,976	83%
Franchise Fee - Gas	323400	207	5,000	3,786	1,214	76%
Franchise Fee - Solid Waste	323700	383	1,700	2,245	(545)	132%
Inspection Fees Collected Due Contractor	329100	25		1,200		
Cemetery Fees-Permits	329500	0	50	555	(505)	1110%
Marianne Beck Library, E-Rate	331750	0	8,100	8,100	0	100%
State Grant - Public Safety	334200	0	47,860	70,958	(23,098)	148%
State Grant - Other Physical Environment	334390	0	121,069	30,546	90,523	25%
State Revenue Sharing Proceeds	335125	4,783	53,947	36,088	17,859	67%
SRS - Alcoholic Beverage License	335150	0	1,419	1,479	(60)	104%
SRS- Local Govt. 1/2 Cent Sales Tax	335180	10,464	123,063	106,861	16,202	87%
Lake County Water Authority Grant - Stormwater	337310	0	82,280	0	82,280	0%
Library Interlocal Agreement	337710	4,530	54,354	54,099	255	100%
Library Expansion - Impact Fees Funds	337720	0	20,707	0	20,707	0%
Lake County Business Tax Receipt	338200	0	500	0	500	0%
Interest from Tax Collector	338900	0	10	0	10	0%
Public Record Requests	341901	0	300	0	300	0%
Smoker Rental	341903	0	600	200	400	33%
Lien Search Charges	341920	100	5,000	3,070	1,930	61%
School Resource Officer Services	342910	0	201,434	201,931	(497)	100%
Outside Security Services	342960	0	12,000	12,140	(140)	101%
Sanitation Revenue	343500	0	376,225	287,654	88,571	76%
Boat Ramp Decals	343920	350	4,000	4,049	(49)	101%
Golf Cart Permits	343930	50	1,000	350	650	35%
Miscellaneous Sales	343999	0	900	130	770	14%
Library copies/Faxes	347101	49	1,000	699	301	70%
Service Charge - Special Events	347400	0	400	520	(120)	130%
Court Fines & Forfeits	351100	545	10,000	6,614	3,386	66%
Library - Fines	352100	23	800	606	194	76%
Interest Earnings	361100	3,427	26,216	28,210	(1,994)	108%
Pd Vest Grant	363400	0	2,500	0	2,500	0%
Disposition of Fixed Assets	364000	0	0	14,539	(14,539)	
Sale - Cemetery Lots	364100	25	1,000	6,685	(5,685)	669%
Donation Historic Board	366930	0	500	730	(230)	146%
Donations - Special Events	366990	0	12,000	32,275	(20,275)	269%
SETTLEMENTS	369300	0	500	30	470	6%
Miscellaneous Revenue	369900	0	0	2,549	(2,549)	
Police Fees Collected	369910	2	300	1,323	(1,023)	441%
Due From Other Funds	381131	0	200,000	0	200,000	0%
Use Of Fund Balance	389900	0	116,764	0	116,764	0%
Total General Fund Revenues		87,298	3,731,327	3,000,789	435,470	80%

NOTE; THE FIGURES IN THIS REPORT ARE CORRECT AT THE DATE SHOWN BUT ARE NOT AUDITED

9/3/2025

*Estimated figures for funds not received at the date of this report are marked in:

*Pending budget amendment

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Town of Howey-in-the-Hills
Financial Report for Period July 2025

GENERAL FUND EXPENDITURE SUMMARY		Current Month	Annual Budget	YTD Actual	YTD Remaining	Var %
Legislative	511000	3,971	34,339	24,218	10,121	71%
Executive	512000	3,819	43,232	26,866	16,366	62%
Financial And Administrative	513000	20,828	397,933	233,944	163,989	59%
Legal Counsel	514000	9,522	313,000	85,093	227,907	27%
Comprehensive Planning	515000	11,880	130,000	77,766	52,234	60%
Public Works	519000	27,343	233,566	116,757	116,809	50%
Law Enforcement	521000	89,146	1,316,291	912,772	403,520	69%
Other Public Safety-Code Enforcement	529000	7,987	80,956	50,583	30,373	62%
Garbage/Solid Waste Control Services	534000	27,998	324,253	219,529	104,724	68%
Stormwater Maintenance	538000	0	259,250	0	259,250	0%
Other Physical Environment-Cemetery	539000	0	2,430	1,044	1,386	43%
Library	571000	12,542	192,976	110,293	82,683	57%
Parks & Recreation	572000	528	65,500	20,905	44,595	32%
Historical Preservation	573000	0	25,753	250	25,503	1%
Special Events	574000	0	33,500	31,026	2,474	93%
Other Non Operating Uses Proprietary Funds	950	0	270,248	0	270,248	0%
Total General Fund Expenditure		215,563	3,723,227	1,911,045	1,812,182	51%
		-		-		
Current Increase (Decrease) to Reserves:		(128,266)				

BANK BALANCES

Bank Balances- Per Balance Sheet		Opening Balance	Debit/Credit	Closing Balance	Opening Balance	YTD Debit/Credit	Closing Balance	
General Fund	1	1,714,476	(126,975)	1,587,501	557,603	1,029,898	1,587,501	185%
Police Advanced Training Fund	120	2,704	84	2,788	1,548	1,240	2,788	80%
Automation/Telecommunication Fund	125	62	0	62	62	0	62	0%
Special Law Enforcement Trust Fund	126	2,434	0	2,434	2,434	0	2,434	0%
Tree Fund	130	1,815	0	1,815	1,815	0	1,815	0%
Water Impact Fee Fund	140	334,799	1,055	335,854	347,161	(11,307)	335,854	-3%
Parks & Rec Impact Fee Fund	141	(202,359)	0	(202,359)	(27,275)	(175,084)	(202,359)	642%
Police Impact Fee Fund	142	251,375	495	251,869	277,454	(25,585)	251,869	-9%
Infrastructure Fund	150	511,246	18,126	529,372	386,377	142,995	529,372	37%
Transportation Fund	152	3,720	7,261	10,981	0	10,981	10,981	
Building Services Fund	155	436,510	(7,383)	429,126	433,134	(4,007)	429,126	-1%
Water Fund	401	223,579	(17,723)	205,856	860,414	(654,558)	205,856	-76%
Wastewater Fund	402	110,237	(100,130)	10,107	50,000	(39,893)	10,107	-80%
Stormwater Fund	405	11,896	0	11,896	11,896	0	11,896	0%
Cash in Drawer		300	0	300	300	0	300	0%
*Total Amount in Money Market Account (These funds are included in the amounts above)		2,575,022	7,959	2,582,980	2,159,258	423,722	2,582,980	20%

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GENERAL FUND EXPENDITURE BREAKDOWN BY DEPARTMENT

Legislative	511000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	1,350	16,200	13,100	3,100	81%
Fica	210	84	1,004	812	192	81%
Medicare	211	20	235	190	45	81%
Software & Annual Maintenance	342	116	1,325	1,310	15	99%
Travel & Per Diem	400	1,009	1,000	4,317	(3,317)	432%
Telephone & Communications	410	148	2,200	1,640	560	75%
Website	415	534	4,450	3,705	745	83%
Printing - General	470	0	125	177	(52)	142%
Employee Appreciation	493	711	2,500	1,630	870	65%
Dues, Subscriptions, Licenses	540	0	1,800	1,142	658	63%
Training/Education/Tuition	550	0	1,500	1,558	(58)	104%
Contributions/Donations	820	0	2,000	150	1,850	8%
Total Legislative Expenditures		3,971	34,339	29,732	4,607	87%

Executive	512000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	1,825	24,636	20,515	4,121	83%
Fica	210	106	1,527	1,198	330	78%
Medicare	211	25	357	280	77	78%
ICMA Retirement Contribution	225	182	2,372	1,960	412	83%
Life & Health Ins.	230	454	5,901	4,418	1,483	75%
Workers' Compensation	240	0	739	333	406	45%
Travel & Per Diem	400	0	3,200	1,774	1,426	55%
Dues, Subscription, Licenses	540	678	2,300	2,250	50	98%
Training/Education/Tuition	550	550	2,200	550	1,650	25%
Total Executive Expenditures		3,819	43,232	33,277	9,955	77%

Financial And Administrative	513000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	1,675	21,777	18,143	3,634	83%
Salaries	120	6,096	80,300	61,698	18,602	77%
Overtime Wages	140	17	521	58	463	11%
Fica	210	475	6,361	4,878	1,482	77%
Medicare	211	111	1,488	1,141	347	77%
ICMA Retirement Contribution	225	685	9,493	7,300	2,193	77%
Life & Health Ins.	230	1,148	14,867	11,022	3,845	74%
Workers' Compensation	240	0	1,287	1,693	(406)	132%
Accounting & Auditing	320	3,335	38,000	41,538	(3,538)	109%
Bank Fees	321	244	600	3,381	(2,781)	564%
Other Contractual Services	340	400	9,000	11,933	(2,933)	133%
Software & Annual Maintenance	342	883	19,300	10,853	8,447	56%
Codification	347	0	5,000	2,342	2,658	47%
Pre Employment Screening	350	100	750	175	575	23%
Travel & Per Diem	400	91	3,800	1,046	2,754	28%
Telephone & Communications	410	1,142	12,400	8,429	3,971	68%
Website	415	0	1,000	0	1,000	0%
Freight/Postage/Shipping	420	174	2,000	2,301	(301)	115%
Utility Services	430	477	6,000	4,557	1,443	76%
Rentals & Leases	440	319	2,700	3,273	(573)	121%
Insurance	451	0	129,690	95,816	33,875	74%
R & M - Equipment	460	196	200	196	4	98%
R & M - Computer Maint	461	450	3,000	795	2,205	26%
Printing - General	470	0	500	385	116	77%
Advertising	492	566	8,000	4,989	3,011	62%
Office Supplies	510	391	2,800	1,551	1,249	55%
Operating Supplies	520	1,291	12,000	8,140	3,860	68%
Dues, Subscriptions, Licenses	540	160	1,800	1,257	543	70%
Training/Education/Tuition	550	400	3,300	526	2,774	16%
Total Financial And Administrative Expenditures		20,828	397,933	309,417	88,516	78%

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Legal Counsel	514000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Legal Fees	316	9,512	300,000	102,372	197,628	34%
Legal Fees-Code Enforcement	319	10	13,000	392	12,608	3%
Total Legal Counsel Expenditures		9,522	313,000	102,764	210,236	33%

Comprehesive Planning	515000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Town Engineering	316	6,150	70,000	49,888	20,113	71%
Town Planning	318	5,730	60,000	49,849	10,152	83%
Total Comprehesive Planning Expenditures		11,880	130,000	99,736	30,264	77%

Public Works	519000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	1,353	17,584	14,493	3,091	82%
Salaries	120	1,923	25,456	22,222	3,234	87%
Overtime Wages	140	0	5,200	339	4,861	7%
Fica	210	200	2,991	2,258	733	76%
Medicare	211	47	699	528	171	76%
ICMA Retirement Contribution	225	68	4,824	785	4,039	16%
Life & Health Ins.	230	739	8,868	7,786	1,082	88%
Workers' Compensation	240	90	769	765	4	99%
Other Contractual Services	340	3,833	90,000	71,474	18,526	79%
Travel & Per Diem	400	44	500	213	287	43%
Telephone & Communications	410	141	2,150	1,428	722	66%
Utility Services	430	0	1,575	893	682	57%
Rentals & Leases	440	0	2,500	0	2,500	0%
R & M - Equipment	460	547	8,000	649	7,351	8%
R & M - Computer Maint	461	0	500	0	500	0%
R & M - Building	462	11,931	32,000	15,460	16,540	48%
R & M - Vehicles	463	5,692	1,000	9,162	(8,162)	916%
Office Supplies	510	0	1,000	155	845	15%
Operating Supplies	520	0	16,500	5,608	10,892	34%
Gas & Oil	522	737	8,000	7,964	36	100%
Uniforms	523	0	1,000	784	216	78%
Safety Equipment	524	0	1,500	650	850	43%
Dues, Subscriptions, Licenses	540	0	300	0	300	0%
Training/Education/Tuition	550	0	650	250	400	38%
Total Public Services Expenditures		27,343	233,566	163,866	69,700	70%

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Law Enforcement	521000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	12,154	158,000	133,338	24,662	84%
Salaries	120	25,215	404,054	324,192	79,862	80%
Police - Reserve Salaries	130	714	20,455	10,884	9,571	53%
Events Payroll	131	0	12,000	11,413	588	95%
Overtime Wages	140	1,903	47,301	39,741	7,560	84%
Police - Incentive Pay	150	620	6,840	6,140	700	90%
Fica	210	2,391	39,048	31,145	7,903	80%
Medicare	211	559	9,132	7,284	1,848	80%
Police Retirement Contribution	220	11,126	171,351	140,199	31,152	82%
Life & Health Ins.	230	10,015	157,401	116,607	40,794	74%
Workers' Compensation	240	0	21,602	21,602	0	100%
Other Contractual Services	340	133	3,226	1,363	1,863	42%
Software & Annual Maintenance	342	0	11,700	12,273	(573)	105%
Pre Employment Screening	350	1,352	3,500	2,644	856	76%
Travel & Per Diem	400	498	4,500	3,772	728	84%
Telephone & Communications	410	2,095	22,000	20,440	1,560	93%
Freight/Postage/Shipping	420	15	300	119	181	40%
Utility Services	430	599	6,000	4,679	1,321	78%
Rentals & Leases	440	0	45,100	45,276	(176)	100%
Insurance	451	0	8,921	8,412	509	94%
R & M - Equipment	460	428	5,000	7,610	(2,610)	152%
R & M - Computer Maint	461	0	1,500	14	1,486	1%
R & M - Building	462	0	2,500	2,556	(56)	102%
R & M - Vehicles	463	4,110	30,000	19,418	10,582	65%
Office Supplies	510	0	2,500	982	1,518	39%
Operating Supplies	520	0	25,000	13,964	11,036	56%
Gas & Oil	522	5,408	34,000	27,135	6,865	80%
Uniforms	523	392	5,000	4,553	447	91%
Weapons	525	0	5,000	4,067	933	81%
Dues, Subscriptions, Licenses	540	270	1,500	1,114	386	74%
Training/Education/Tuition	550	2,000	6,000	3,600	2,400	60%
Cap Outlay - Equipment	640	7,148	40,860	48,905	(8,044)	120%
PD Vest Grant - 09/10	804	0	5,000	6,935	(1,935)	139%
Total Police Expenditures		89,146	1,316,291	1,082,374	233,917	82%

Other Public Safety-Code Enforcement	529000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Salaries	120	3,696	48,048	40,568	7,480	84%
Overtime Wages	140	0	1,889	364	1,525	19%
Fica	210	219	3,096	2,441	655	79%
Medicare	211	51	724	571	153	79%
ICMA Retirement Contribution	225	370	4,994	4,093	901	82%
Life & Health Ins.	230	875	10,494	8,718	1,777	83%
Workers' Compensation	240	0	795	795	(0)	100%
Software & Annual Maintenance	342	2,558	3,220	3,080	140	96%
Travel & Per Diem	400	0	1,000	530	470	53%
Telephone & Communications	410	79	1,482	935	547	63%
Freight/Postage/Shipping	420	43	400	353	47	88%
Insurance	451	0	579	579	(0)	100%
R & M - Vehicles	463	0	2,000	223	1,777	11%
Printing - General	470	0	150	0	150	0%
Operating Supplies	520	0	150	5	145	3%
Gas & Oil	522	95	900	722	178	80%
Uniforms	523	0	180	0	180	0%
Dues, Subscriptions, Licenses	540	0	105	105	0	100%
Training/Education/Tuition	550	0	750	250	500	33%
Total Other Public Safety-Code Enforcement Expenditures		7,987	80,956	64,331	16,625	79%

Garbage/Solid Waste Control Services	534000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Contractual Services	340	27,998	324,253	275,499	48,754	85%
Total Garbage/Solid Waste Control Services Expenditures		27,998	324,253	275,499	48,754	85%

Town of Howey-in-the-Hills
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Stormwater Maintenance	538000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Contractual Services	340	0	259,250	0	259,250	0%
Dues, Subscriptions, Licenses	540	0	0	5,625	(5,625)	
Total Stormwater Maintenance Expenditures		0	259,250	5,625	253,625	2%

Other Physical Environment (Cemetery)	539000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Software & Annual Maintenance	342	0	930	0	930	0%
Utility Services	430	0	1,500	1,110	390	74%
Total Other Physical Environment (Cemetery) Expenditures		0	2,430	1,110	1,320	46%

Library	571000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	4,308	55,902	49,826	6,076	89%
Salaries	120	2,439	31,712	26,715	4,998	84%
Overtime Wages	140	103	2,000	1,178	822	59%
Fica	210	419	5,556	4,759	797	86%
Medicare	211	98	1,299	1,113	186	86%
ICMA Retirement Contribution	225	470	8,961	5,739	3,223	64%
Life & Health Ins.	230	894	20,998	8,893	12,105	42%
Workers' Compensation	240	0	1,427	1,427	(0)	100%
Other Contractual Services	340	667	5,000	6,673	(1,673)	133%
Software & Annual Maintenance	342	116	1,380	1,160	220	84%
Pre Employment Screening	350	0	150	0	150	0%
Travel & Per Diem	400	0	500	161	339	32%
Telephone & Communications	410	89	3,980	5,402	(1,422)	136%
Freight/Postage/Shipping	420	0	100	73	27	73%
Utility Services	430	1,607	12,000	9,597	2,403	80%
R & M - Computer Maint	461	219	150	219	(69)	146%
Promotional Activities	480	0	2,000	482	1,518	24%
Employee Appreciation	493	0	500	706	(206)	141%
Office Supplies	510	98	1,000	370	630	37%
Operating Supplies	520	20	6,000	2,387	3,613	40%
Dues, Subscriptions, Licenses	540	0	350	313	37	89%
Training/Education/Tuition	550	0	900	0	900	0%
Cap Outlay - Books & Publications LIBRARY ONLY	660	996	30,707	8,216	22,491	27%
Cap Outlay - Books/Publ - EBooks (LIBRARY ONLY)	662	0	404	0	404	0%
Total Library Expenditures		12,542	192,976	135,408	57,568	70%

Parks And Recreation	572000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Contractual Services	340	0	8,000	1,150	6,850	14%
Utility Services	430	116	3,500	2,197	1,303	63%
R & M - Equipment	460	0	50,000	14,500	35,500	29%
R & M - Recreation Equip	468	0	1,000	0	1,000	0%
Operating Supplies	520	412	3,000	3,856	(856)	129%
Total Parks & Recreation Expenditures		528	65,500	21,703	43,797	33%

Historical Preservation	573000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Telephone & Communications	410	0	60	0	60	0%
Office Supplies	510	0	1,000	0	1,000	0%
Operating Supplies	520	0	20,000	0	20,000	0%
Other Non Operating Uses Proprietary Funds	950	0	4,693	250	4,443	5%
Total Historical Preservation Expenditures		0	25,753	250	25,503	1%

Special Events	574000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Contractual Services	340	0	22,500	21,276	1,224	95%
Special Events	343	0	11,000	13,581	(2,581)	123%
Total Special Events Expenditures		0	33,500	34,857	(1,357)	104%

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POLICE ADVANCED TRAINING FUND	120					
Police Advanced Training Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Local Law Enforcement Education	351130	84	1,500	1,240	260	83%
Total Police Advanced Training Fund Revenues		84	1,500	1,240	260	83%
Police Advanced Training Fund Expenditures	521000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Travel & Per Diem	400	0	250	0	250	0%
Training/Education/Tuition	550	0	250	0	250	0%
Other Non Operating Uses Proprietary Funds	950	0	1,000	0	1,000	0%
Total Police Advanced Training Fund Expenditures		0	1,500	0	1,500	0%
TREE FUND	130					
Tree Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Code Enforcement Tree Fine	354300	0	1,000	0	0	0%
Total Tree Fund Revenues		0	1,000	0	0	0%
Tree Fund Expenditures	572000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Non Operating Uses Proprietary Funds	950	0	1,000	0	1,000	0%
Total Tree Fund Expenditures		0	1,000	0	1,000	0%
WATER IMPACT FEE FUND	140					
Water Impact Fee Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Water Impact Fees	322306	0	15,750	3,151	12,599	20%
State Grant - Water Supply System	334310	0	86,241	86,241	(0)	100%
Interest Earnings	361100	1,055	12,296	10,593	1,703	86%
Total Water Impact Fee Fund Revenues		1,055	114,287	99,985	14,302	87%
Water Impact Fee Fund Expenditures	533000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Cap Outlay - Equipment	640	0	86,241	111,293	(25,052)	129%
Other Non Operating Uses Proprietary Funds	950	0	28,046	0	28,046	0%
Total Water Impact Fee Fund Expenditures		0	114,287	111,293	2,995	97%
PARKS & REC IMPACT FEE FUND	141					
Parks & Rec Impact Fee Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Parks & Rec Impact Fees	322303	0	5,000	1,242	3,758	25%
Loan Proceeds	384000	0	250,000	0	250,000	0%
Use Of Fund Balance	389900	0	2,100	0	2,100	0%
Total Parks & Rec Impact Fee Fund Revenues		0	257,100	1,242	255,858	0%
Parks & Rec Impact Fee Fund Expenditures		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Parks Expansion	615	0	0	172,575	(172,575)	
Debt Principal/loan	710	0	44,800	0	44,800	0%
Interfund Loan Repayments	719	0	200,000	0	200,000	0%
Debt Interest/loan	720	0	12,300	0	12,300	0%
Total Parks & Rec Impact Fee Fund Expenditures		0	257,100	172,575	84,525	67%
POLICE IMPACT FEE FUND	142					
Police Impact Fee Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Police Impact Fees	322302	0	5,000	1,323	3,677	26%
Interest Earnings	361100	495	5,760	4,965	795	86%
Use of Fund Balance	389900	0	29,240	0	29,240	0%
Total Police Impact Fee Fund Revenues		495	40,000	6,288	33,712	16%
Police Impact Fee Fund Expenditures		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Cap Outlay - Vehicles	650	0	40,000	31,873	8,127	80%
Total Police Impact Fee Fund Expenditures		0	40,000	31,873	8,127	80%

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INFRASTRUCTURE FUND	150					
Infrastructure Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Discretionary Sales Surtax - Infrastructure Surtax	312630	27,213	212,110	194,607	17,503	92%
Interest Earnings	361100	659	7,680	6,621	1,059	86%
Use of Fund Balance	389900	0	46,788	0	46,788	0%
Infrastructure Fund Revenues Total		27,873	266,578	201,228	65,350	75%

Infrastructure Fund Expenditures		Current Month	Annual Budget	YTD Actual	YTD Remaining	
Cap Outlay - Improvements	630	9,747	266,578	74,587	191,991	28%
Total Infrastructure Fund Expenditures		9,747	266,578	74,587	191,991	28%

TRANSPORTATION FUND	152					
Transportation Fund Revenues		Current Month	Annual Budget	YTD Actual	YTD Remaining	
County Ninth-Cent Gas Tax	312300	1,131	10,000	9,466	534	95%
L.F.T. - First (1 to 6 Cents)	312410	3,794	44,468	38,807	5,661	87%
State Revenue Sharing Proceeds	335125	1,015	11,842	7,886	3,956	67%
State Reimbursement, Street Lighting	344990	0	6,688	6,688	0	100%
Transporation Fund Revenue Total		5,939	72,998	62,847	10,151	86%

Transportation Fund Expenditures	541000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Other Contractual Services	340	0	39,998	30,162	9,836	75%
Street Lighting	431	2,537	28,000	24,706	3,294	88%
Operating Supplies	520	0	2,000	1,840	160	92%
Safety Equipment	524	0	1,000	0	1,000	0%
Road Materials & Supplies	530	1,576	2,000	1,576	424	79%
Total Transportation Expenditures		4,113	72,998	58,283	14,715	80%

BUILDING SERVICES FUND	155					
Building Services Fund Revenues	524000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Zoning Permit Application Fees	322100	0	5,000	742	4,258	15%
Plan Review (Bldg Inspector - 100%)	322101	0	5,000	0	5,000	0%
Admin Fee (Town - 100%)	322102	0	4,500	0	4,500	0%
Inspection Fees Collected Due Contractor	322304	6,773	60,000	63,221	(3,221)	105%
Permits Town %	322305	0	30,000	10,311	19,689	34%
Fees Income - DCA/DBPR	322307	157	2,000	1,592	408	80%
Interest Earnings	361100	989	11,528	9,931	1,597	86%
Building Services Fund Revenues Total		7,919	118,028	85,796	32,232	73%

Building Services Fund Expenditures	524000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	1,129	14,910	15,764	(854)	106%
Salaries	120	731	9,119	9,668	(549)	106%
Overtime Wages	140	5	600	56	544	9%
Fica	210	112	1,527	1,538	(11)	101%
Medicare	211	26	357	360	(3)	101%
ICMA Retirement Contribution	225	137	2,440	1,949	491	80%
Life & Health Ins.	230	324	4,405	4,114	291	93%
Workers' Compensation	240	0	392	392	(0)	100%
Other Contractual Services	340	0	1,419	0	1,419	0%
Contractor - (Bldg Inspector - Progressive)	341	4,052	60,000	47,735	12,265	80%
Software & Annual Maintenance	342	2,408	860	2,930	(2,070)	341%
Telephone & Communications	410	28	350	280	70	80%
DBPR/DCA Impact Fees	495	0	2,000	0	2,000	0%
Office Supplies	510	0	1,000	97	903	10%
Operating Supplies	520	0	5,000	342	4,658	7%
Other Non Operating Uses Proprietary Funds	950	0	13,649	0	13,649	0%
Building Services Fund Expenditures Total		8,953	118,028	85,224	32,804	72%

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WATER FUND	401					
Water Fund Revenues	**533000**	**Current Month**	**Annual Budget**	**YTD Actual**	**YTD Remaining**	
State Grant - Water Supply System	334310	0	4,250,000	0	4,250,000	0%
Water Sales	343310	66,992	931,277	729,857	201,420	78%
FEES- NEW CON	343350	0	522,900	536	522,364	0%
Water Sys Improvement Fee	343410	10,455	120,000	104,572	15,428	87%
Penalty Charges	343600	1,724	21,000	16,705	4,295	80%
Utility/Meter Fines	353100	0	4,000	0	4,000	0%
Interest Earnings	361100	2,471	26,520	22,890	3,630	86%
Miscellaneous Revenue	369900	1,136	12,000	14,573	(2,573)	121%
Use Of Fund Balance	389900	0	141,454	0	141,454	0%
Water Fund Revenues Total		82,778	6,029,151	889,133	5,140,018	15%

Water Fund Expenditures	533000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Executive Salaries	110	16,606	219,295	182,916	36,379	83%
Salaries	120	27,780	358,924	289,720	69,204	81%
Overtime Wages	140	1,825	15,500	22,323	(6,823)	144%
Fica	210	2,765	36,811	29,710	7,102	81%
Medicare	211	647	8,609	6,948	1,661	81%
ICMA Retirement Contribution	225	2,389	57,240	26,126	31,114	46%
Life & Health Ins.	230	10,595	135,342	103,906	31,436	77%
Workers' Compensation	240	0	9,455	9,455	0	100%
Legal Fees	310	0	30,000	25,003	4,998	83%
Town Engineering	316	600	20,000	7,700	12,300	39%
Accounting & Auditing	320	0	14,250	0	14,250	0%
Other Contractual Services	340	42,432	279,152	484,279	(205,127)	173%
Software & Annual Maintenance	342	2,299	9,600	10,792	(1,192)	112%
Travel & Per Diem	400	0	500	0	500	0%
Telephone & Communications	410	554	5,103	4,613	490	90%
Freight/Postage/Shipping	420	0	200	0	200	0%
Utility Services	430	4,614	44,000	44,948	(948)	102%
Rentals & Leases	440	72	1,500	822	678	55%
Insurance	451	0	61,994	62,153	(159)	100%
R & M - Equipment	460	1,966	45,000	8,581	36,419	19%
R & M - Computer Maint	461	0	500	0	500	0%
R & M - Building	462	945	5,000	9,205	(4,205)	184%
R & M - Vehicles	463	0	8,100	156	7,944	2%
Printing - General	470	0	100	0	100	0%
Miscellaneous Expenses	490	0	50	0	50	0%
Advertising	492	0	300	0	300	0%
Office Supplies	510	193	1,000	512	488	51%
Operating Supplies	520	6,329	230,890	64,115	166,775	28%
Uniforms	523	0	150	0	150	0%
Safety Equipment	524	0	400	67	333	17%
Dues, Subscriptions, Licenses	540	0	800	352	448	44%
Training/Education/Tuition	550	0	550	190	360	35%
Cap Outlay - Wetland Monitoring	613	0	8,050	0	8,050	0%
Cap Outlay - Improvements	630	0	10,000	16,000	(6,000)	160%
Cap Outlay - Water Expansion/System Impr.	633	0	4,260,000	0	4,260,000	0%
Debt Principal/loan	710	0	114,085	115,575	(1,490)	101%
Debt Interest/loan	720	0	30,545	29,054	1,491	95%
Other Non Operating Uses Proprietary Funds	950	0	6,156	0	6,156	0%
Water Fund Expenditures Total		122,609	6,029,151	1,555,220	4,473,931	26%

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WASTEWATER FUND	402					
Wastewater Fund Revenues	**535000**	**Current Month**	**Annual Budget**	**YTD Actual**	**YTD Remaining**	
State Grant - Sewer	334351	0	254,501	0	254,501	0%
Waste Water, CDD	343515	14,061	120,000	132,087	(12,087)	110%
Waste Water, Town	343525	10,996	106,000	108,231	(2,231)	102%
Total Wastewater Fund Revenues		25,057	480,501	240,318	240,183	50%

Wastewater Fund Expenditures	535000	Current Month	Annual Budget	YTD Actual	YTD Remaining	
Legal Fees	310	992	0	3,510	(3,510)	0%
Town Engineering	316	300	0	600	(600)	0%
Utility Services	430	12,851	120,000	142,602	(22,602)	119%
R & M - Equipment	460	0	339,334	0	339,334	0%
Other Non Operating Uses Proprietary Funds	950	0	21,167	0	21,167	0%
Wastewater Fund Expenditures Total		14,143	480,501	146,712	333,789	31%