

**CARVER HEIGHTS/MONTCLAIR AREA CRA
MEETING
AGENDA
MONDAY, APRIL 13, 2026 5:00 PM**

1. CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

2. APPROVAL OF MINUTES:

A. Regular meeting held January 12, 2026

3. RESOLUTIONS:

A. Resolution of the Carver Heights Montclair Area Community Redevelopment Agency (CHMA CRA) of the City of Leesburg, Florida authorizing the Chairman and Secretary to execute a resolution approving Fiscal Year 2026 Façade Sign, and Landscape Grant Awards for the Carver Heights Montclair Area CRA; and providing an effective date. (FSL Grants Carver 2026).

B. Resolution of the Carver Heights/Montclair Area Community Redevelopment Agency of the City of Leesburg, Florida authorizing the Chairperson and Secretary to execute an Inter-Governmental Agreement with Lake County, clarifying Community Redevelopment Agency TIF payments by the Ambulance and Emergency Medical Services (MSTU); and providing an effective date.

4. ROLL CALL:

5. ADJOURN:

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 728-9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the

appeal is to be based." The City of Leesburg does not provide this verbatim record.

**MINUTES
CARVER HEIGHTS/MONTCLAIR AREA CRA MEETING
AGENDA
MONDAY, JANUARY 12, 2026 5:00 PM**

1. CALL TO ORDER

The City of Leesburg, Carver Heights/Montclair Area Community Redevelopment Agency held a regular meeting on Monday, January 12, 2026, at Leesburg City Hall. Chairperson Berry called the meeting to order at 5:00 p.m. with the following members present:

Commissioner Robert Alderman (5:02 pm)
Commissioner Jimmy Burry
Commissioner Jay Connell (5:01 pm)
Commissioner Theresa Conner
Commissioner Mike Pederson
Commissioner Alan Reisman
Chairperson Allyson Berry

Also present were City Manager (CM) Al Minner, City Clerk (CC) J. Andi Purvis, Deputy City Clerk (DCC) Anna Rottermond, the news media, and others.

INVOCATION

Chairperson Berry gave the invocation followed by the Pledge of Allegiance to the Flag of the United States of America.

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

2. APPROVAL OF MINUTES:

A. Regular meeting held September 22, 2025

Commissioner Resiman made a motion to approve the regular meeting minutes of September 22, 2025, and Commissioner Pederson seconded the motion.

Chairperson Berry requested comments from the Commission. There were none.

The roll call vote was:

Commissioner Pederson	Yes
Commissioner Reisman	Yes
Commissioner Conner	Yes
Commissioner Burry	Yes
Chairperson Berry	Yes

Five yeas, no nays, the Commission approved the meeting minutes as presented.

3. DISCUSSION ITEM:

A. Future Goals for the CRA

Chairperson Berry stated that since the last meeting in September, Commissioner Alderman, along with other members of the Greater Leesburg Community Development CRA, attended the Florida Redevelopment Association Annual Conference in West Palm. It was held October 14th–17th, 2025. The conference provided an abundance of valuable information, and they would like to thank the city for the opportunity to attend. The knowledge gained from the conference allows them the opportunity to better align with the future goals of the CRA. She asked Commissioner Conner to start with her comments.

Commissioner Conner said she did not attend the conference in West Palm, but she did have a couple of things that she wanted the commission to look at. Her concern dealt with park security cameras in Berry Park because there have been a couple of incidents which have not been solved. She would like to have someone monitor those cameras. **CM Minner** pointed out on Friday she sent him a list of items she wanted to discuss. However, this item he believed could get tackled now because Chairperson Berry also asked about it a month or so ago. He talked to the police chief as well as the IT director and they both looked into it. At this time, he believed they could knock this item off the list because it does fall under his spending authority, but before he went ahead and did it, he wanted to make sure the commission all agreed to get it done. The police chief along with the IT director have identified some locations where they believe additional cameras would help. As the commission knows, there are always two pieces to the puzzle, which include capital costs and recurring costs. The capital cost to add six additional cameras in the areas where the police chief believes it would be sufficient is about forty grand. The police chief feels comfortable that it would provide more coverage of that area. Next, it will cost about two thousand dollars annually for fiber. The cameras are hooked to fiber and the city pays about two thousand dollars annually for that. So, if the commission is fine with this, they will move forward and have six cameras installed for about forty thousand dollars with the annual cost of two thousand dollars for the hookup to fiber. At this time, there is money in the budget to get this done, and it is within his spending authority. **Commissioner Connell** asked for clarification of where they were talking about putting in the cameras. **CM Minner** replied it would be in and around Berry Park. **Commissioner Connell** inquired if the costs would come from this CRA budget. **CM Minner** responded yes. **Commissioner Pederson** said he was personally fine with this, but he wanted to know how many cameras were currently out there. **CM Minner** answered three. **Commissioner Pederson** added that if they felt the city needed that many, he was not going to say no. **Commissioner Burry** wanted to confirm that there were three in Berry Park right now. **CM Minner** agreed, that currently, there are three cameras in and around Berry Park. **Chairperson Berry** stated that they do need that many cameras out there to cover the whole park. **CM Minner** remarked that by adding these six there would be a total of nine cameras out in that park. **Commissioner Reisman** indicated that he was fine with this.

By a nod of the head, the commission authorized the city manager to move forward with installing the additional security cameras at Berry Park.

Chairperson Berry asked Commissioner Conner if she had anything else she wanted to add. **Commissioner Conner** replied no, she was good. Moving on, **Chairperson Berry** asked Commissioner Alderman about his future goals.

Commissioner Alderman informed the commission that he brought a list of items with him, which he passed to each commissioner. His list of concerns/items he felt would greatly benefit Carver Heights and the city as a whole. Referring to his list, his number one goal is to get information disseminated to the residents of Montclair, Woodland Park and Carver Heights. Right now, it is a monumental challenge to get information out to everyone in that area and, with today's technology, they should be able to install electronic message boards at both ends of Montclair, CR 468, Woodland Park, and Carver Heights. From Thomas Avenue: Olivet Avenue, Mispah Avenue and Harlem Avenue. From Montclair Road/Center Street: McCormack Street, and from Griffin Road: Tuskegee Street and Beecher Street. Right now, people have to walk around and hand out flyers, which is time-consuming since most people have busy schedules. Again, this would be a great benefit for the area as a whole. He would also like the signs to be bilingual.

His second item covers sidewalks in the Carver Heights/Montclair area. There are areas he has observed, such as Tuskegee Street, Harlem Avenue and Waitman. Those roads already have sidewalks, but some maintenance is required to get them into a better state. This was also a request from a resident.

The next item would be to have a multipurpose center in the area. He believed it would be a great benefit, and it would add value to the area. It would be tangible for the residents of Woodland Park and Carver Heights. He knows there have been discussions about the Resource Center, but that is kind of separate from Carver Heights. He would like to see a community building located right in Carver Heights. It would be a center for meetings and banquets. He referenced the community center in Winter Park because he had recently attended an event there, and he was impressed by how it was set up and utilized. They had a basketball court, a gym, along with three events all going on at the same time. He believed it was a wedding reception, a birthday party and something else. He only mentioned that as a model. He was not saying it should be exactly like that, but it would be nice to have something like that in Carver Heights. One location that could be utilized for a community center could be off Carver Drive because it would be accessible from Thomas Road and the Leesburg/Wildwood Trail. Another location could be the three lots at Bradford Avenue and McCormack Street right by Berry Park. The third location could be the former Dabney swimming pool site.

The fourth item he would like to see is a basketball court at Berry Park, and it would still be an added benefit to the area even though we already have one at the Boys and Girls Club. He has traveled to many other areas, and he noticed in West Palm Beach that they have smaller areas in each community, so the people in those areas have access to stuff like that.

The fifth item was brought to his attention by a resident, which was a request for speed humps/tables on Simmons Avenue prior to the curve where the street turns into Nebraska. There have been complaints about people speeding around that curve at high rates of speed and there are kids in that area.

His last item would be to hire a dedicated CRA staff member. That person could help with all the CRAs on their agendas or goals. He knows it would require some consultants for the best guidance. He would like to see a dedicated CRA staff member for the CRAs because he has seen communities throughout the state who have CRA staff members, and it is a great asset.

Chairperson Berry thanked both commissioners for their input. She asked about the type of information he was looking to have provided and/or disseminated to the residents. **Commissioner Alderman** responded, for example, this weekend the city is hosting the Martin Luther King parade, so that could be displayed. He saw a Farmers' Market being held downtown, which he was unaware of because it was not disseminated to his side of town. Also, when it comes to elections, the sign could provide voting precinct information. When there are cleanup events in the community, that could be displayed. These are the types of things he would like to see displayed. He knows they get a lot of volunteers from outside the community, but it would be wonderful to have more volunteers from inside the community. He knows it is put out on certain social media platforms and newspapers, but not everyone uses those, so a message board would help get the information out to the community.

Chairperson Berry thanked them both for their comments. She asked if there were any further questions or comments. There were none. She said they would use this information when they start planning next year's budget, which begins in March.

Commissioner Pederson asked the city manager if he knew how much money was currently in the CRA budget. **CM Minner** answered that he did not have the number readily available, but he could get that to them. **Commissioner Pederson** said he was curious about the current balance because he had forgotten what they brought in annual. He was also concerned because he knew they spent quite a bit on Susan Street. **CM Minner** pointed out that they took the costs for Susan Street from the U.S. Highway 441/27 CRA. There was only a small snippet of the Susan Street project, about \$200,000, that came from the Carver Heights CRA. Most of the expensive items are on the east side of the line, which is the U.S. Highway 441/27CRA. **Commissioner Pederson** thanked him for that information. He was just trying to get his hands around how much capital they had left in comparison to the list. **CM Minner** said he would send an email out with that answer. However, he believed it was in the ballpark of half a million to one million dollars. **Chairperson Berry** asked if there were any other comments. There were none.

4. ROLL CALL:

Commissioner Pederson said he did not want to get bogged down. We have not spoken about it for a while, but he would like to address the city-owned and Carver Heights-owned lots. They have been sitting idle for a while. He knows they have talked about it over and over, but he would like to have it resurrected in some form of fashion because we need to get those lots off the books. They are not on the tax roll, and they are costing us money. **Chairperson Berry** agreed. They have approved the process so they should get these going as soon as possible for whoever is interested in the lots.

Commissioner Reisman had no comment.

Commissioner Conner had no further comment.

Commissioner Alderman had no comment.

Commissioner Connell had nothing to comment on.

Commissioner Burry had no further comment.

Chairperson Berry had no additional comment.

5. ADJOURN:

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 728-9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.

With a motion by Commissioner Reisman and a second by Commissioner Burry, the meeting adjourned at 5:23 p.m.

City of Leesburg Lake Front City

Agenda Memorandum

Item No: 3.A.

Meeting Date: April 13, 2026

From: Dan Miller, (Planning and Zoning Director), Dianne Yekel, (Senior Planner)

Subject: Resolution of the Carver Heights Montclair Area Community Redevelopment Agency (CHMA CRA) of the City of Leesburg, Florida authorizing the Chairman and Secretary to execute a resolution approving Fiscal Year 2026 Façade Sign, and Landscape Grant Awards for the Carver Heights Montclair Area CRA; and providing an effective date. (FSL Grants Carver 2026).

Staff Recommendation:

Staff recommends approval of the attached request for funding of the annual Façade, Sign and Landscape Grant program for the projects located within Carver Heights Montclair Area Community Redevelopment Agency.

Analysis:

The purpose of this program is to offer local businesses the opportunity to apply for grant funds to enhance the aesthetics of their properties, thereby beautifying the City of Leesburg's major corridors. The City of Leesburg has received one (1) grant application in the Carver Heights Montclair Agency CRA. After review, staff is recommending funding shown in the attached Exhibit A. All construction is required to be completed within one (1) year of approval of the grant.

Procurement Analysis:

N/A

Options:

1. Approve the recommendation for funding the Façade, Sign and Landscape Grant program as presented, or
2. Such alternative action as the Commission may deem appropriate.

Fiscal Impact:

The total cost of the funding proposed within this request is \$14,508.45. The current Carver Heights Montclair Area CRA does not have any Façade, Sign and Landscape funds budgeted. There are available cash reserve funds to cover this grant.

Account No. 017-6190-559-8214

Project No. CRASFP
Budget -0-
Available -0-

RESOLUTION NO. _____

**RESOLUTION OF THE CARVER HEIGHTS MONTCLAIR AREA
COMMUNITY REDEVELOPMENT AGENCY (CHMA CRA) OF THE CITY OF
LEESBURG, FLORIDA AUTHORIZING THE CHAIRMAN AND SECRETARY
TO EXECUTE A RESOLUTION APPROVING FISCAL YEAR 2026 FAÇADE
SIGN, AND LANDSCAPE GRANT AWARDS FOR THE CARVER HEIGHTS
MONTCLAIR AREA CRA; AND PROVIDING AN EFFECTIVE DATE. (FSL
GRANTS CARVER 2026).**

**BE IT RESOLVED BY THE CARVER HEIGHTS/MONTCLAIR AREA COMMUNITY
REDEVELOPMENT AGENCY OF THE CITY OF LEESBURG, FLORIDA:**

THAT the Carver Heights/Montclair Area Community Redevelopment Agency of the City of Leesburg hereby authorizes staff to execute FSL Grant Awards for the Carver Heights/Montclair Area CRA in the amount of **\$14,508.45**, as shown in attached Exhibit A, pursuant to the requirements of the Façade, Sign and Landscape Grant Program.

THAT this resolution shall become effective immediately.

PASSED AND ADOPTED by the Carver Heights/Montclair Area Community Redevelopment Agency of the City of Leesburg, Florida, at a regular meeting held the 13th day of April 2026.

Mayor

ATTEST:

City Clerk

EXHIBIT A**RECOMMENDED FUNDING FSL GRANTS IN
CARVER HEIGHTS CRA 2026**

Project #	Project Name	Improvements	General Location	CRA	REC FUNDING
SGA-26-893	Cottoms Plaza and Apartments	Monument Sign	2113-2115 Citrus Blvd	Carver Heights CRA	\$14,508.45

TOTAL = \$14,508.45

City of Leesburg Lake Front City

Agenda Memorandum

Item No: 3.B.

Meeting Date: April 13, 2026

From: Al Minner, (City Manager)

Subject: Resolution of the Carver Heights/Montclair Area Community Redevelopment Agency of the City of Leesburg, Florida authorizing the Chairperson and Secretary to execute an Inter-Governmental Agreement with Lake County, clarifying Community Redevelopment Agency TIF payments by the Ambulance and Emergency Medical Services (MSTU); and providing an effective date.

Staff Recommendation:

Approve resolution allowing Lake County EMS to keep their portion of CRA Tax Increment payments for the special taxing unit managed by Lake County BOCC.

Analysis:

Lake County officials have made the City aware that they wish not to pay the tax increment from the Lake County EMS Municipal Service Taxing Unit for the Carver Heights CRA, 441/27 CRA and Greater Leesburg Area CRA. City staff agrees that there is no statutory obligation to collect and/or pay such obligation by the Lake BOCC. Approving this resolution will impact CRA collections in FY 26 and future budgets as follows:

	FY 26	FUTURE YEARS	
GLCRA	\$ 32,082	\$ 53,852	\$
Carver Heights CRA	\$ 39,053	\$ 53,818	\$
Hwy 441/27 CRA	\$ 96,957	\$ 173,528	\$

Procurement Analysis:

N/A

Options:

1. Approve as presented; or

2. Such alternative action as the Commission may deem appropriate.

Fiscal Impact:

RESOLUTION NO. _____

**RESOLUTION OF THE CARVER HEIGHTS/MONTCLAIR AREA
COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF LEESBURG,
FLORIDA AUTHORIZING THE CHAIRPERSON AND SECRETARY TO
EXECUTE AN INTER-GOVERNMENTAL AGREEMENT WITH LAKE
COUNTY, CLARIFYING COMMUNITY REDEVELOPMENT AGENCY TIF
PAYMENTS BY THE AMBULANCE AND EMERGENCY MEDICAL
SERVICES (MSTU); AND PROVIDING AN EFFECTIVE DATE.**

**BE IT RESOLVED BY THE CARVER HEIGHTS/MONTCLAIR AREA COMMUNITY
REDEVELOPMENT AGENCY OF THE CITY OF LEESBURG, FLORIDA:**

THAT the Chairperson and Secretary are hereby authorized to execute an Inter-Governmental Agreement with Lake County, Post Office 7800, Tavares, Florida 32778, clarifying the Community Redevelopment Agency TIF payments by the Ambulance and Emergency Medical Services (MSTU).

THAT this resolution shall become effective immediately.

PASSED AND ADOPTED by the Carver Heights/Montclair Area Community Redevelopment Agency of the City of Leesburg, Florida, at a regular meeting held on the 13th day of April 2026.

Mayor

ATTEST:

City Clerk

**INTERLOCAL AGREEMENT
REGARDING TAX INCREMENT REVENUES**

THIS INTERLOCAL AGREEMENT (the “Agreement”) is made by and between **LAKE COUNTY**, a political subdivision existing under the Constitution and State Laws of Florida (“County”), the **CITY OF LEESBURG**, a municipal corporation existing under the State of Laws of Florida (“Leesburg”), and the **GREATER LEESBURG COMMUNITY REDEVELOPMENT AGENCY**, the **CARVER HEIGHTS COMMUNITY REDEVELOPMENT AGENCY**, and the **US 441/27 COMMUNITY REDEVELOPMENT AGENCY**, all of which are dependent special districts (collectively the “Agencies”); collectively (the “Parties”).

WHEREAS, Lake County is a non-chartered political subdivision of the State of Florida; and

WHEREAS, Leesburg is a municipal corporation existing under the laws of State of Florida; and

WHEREAS, Chapter 163, Part III, Florida Statutes, known as the “Community Redevelopment Act of 1969” (the “Redevelopment Act”) governs the creation and operation of community redevelopment agencies; and

WHEREAS, pursuant to the Redevelopment Act, the City of Leesburg created the Greater Leesburg Community Redevelopment Agency, the Carver Heights Community Redevelopment Agency and Amended Area, and the US 441/27 Community Redevelopment Agency, all within its boundaries, which are duly created and existing community redevelopment agencies authorized to receive “increment revenues” (“Increment”) as defined in Section 163.340(22), Florida Statutes, and calculated pursuant to Section 163.387(1), Florida Statutes; and

WHEREAS, the Agencies oversees various the Trust Funds for the Redevelopment Areas (the “Redevelopment Areas”); and

WHEREAS, on June 27, 2000, the Board of County Commissioners adopted Resolution 2000-35 which established the countywide Lake County Municipal Services Taxing Unit (MSTU) for Ambulance and Emergency Medical Services; and

WHEREAS, since the MSTU was established, a portion of the MSTU revenue has been paid to the Agencies to fund the municipal plan for the Redevelopment Areas rather than such funds being used for the special purpose of funding countywide ambulance and Emergency Medical Services; and

WHEREAS, Section 163.01, Florida Statutes, known as the “Florida Interlocal Cooperation Act of 1969,” (the “Cooperation Act”) permits local governmental units to make the most efficient use of their powers by enabling them to cooperate with other localities on a basis of mutual advantage, and thereby to provide services and facilities in a manner and pursuant to forms of governmental organization that will accord best with geographic, economic, population, and other factors influencing the needs and development of local communities; and

WHEREAS, the Parties find this Interlocal Agreement to be necessary, proper, and convenient to the exercise of their powers, duties, and purposes authorized by law; and

WHEREAS, this Interlocal Agreement is entered into pursuant to the powers and authority granted to the Parties under the Constitution and laws of the State of Florida, including, but not limited to the authority of Section 163.01, Florida Statutes; and

WHEREAS, Section 163.387(3)(b), Florida Statutes, provides that alternate provisions contained in an interlocal agreement between a taxing authority and the governing body that created the community redevelopment agency may supersede the provisions of this section with respect to that taxing authority; and

WHEREAS, the Parties wish to enter into this Agreement pursuant to provisions of Section 163.387(3)(b); and

WHEREAS, the Parties are in agreement that a portion of the Incremental Revenues paid from the MSTU as calculated pursuant to Section 163.387(1) paid by the Parties to the various Trust Funds of the Redevelopment Areas is not necessary for redevelopment purposes, nor appropriate to be used for the Redevelopment Areas; and

WHEREAS, the Parties are in agreement that no Incremental Revenue payments from the MSTU should be made which would allow the County to use the funds for its intended purpose of providing countywide ambulance and Emergency Medical Services.

NOW, THEREFORE, it is hereby agreed by the Parties as follows:

ARTICLE I INTRODUCTION

Section 1. Authority. This Interlocal Agreement is entered into pursuant to the authority set forth in the Cooperation Act, the Redevelopment Act, and other applicable laws.

Section 2. Recitals and Exhibits. The recitals so stated are true and correct and by this reference are incorporated herein.

Section 3. Authority to Contract. The execution of this Interlocal Agreement has been duly authorized by the appropriate official bodies of the Parties, each Party has complied with all applicable requirements of law, and each Party has full power and authority to comply with the terms and provisions of this instrument.

Section 4. Ambulance and Emergency Medical Services MSTU. Commencing on January 1, 2026, and on each January 1 thereafter for the duration of the time period that Incremental Revenues are collected for all the Redevelopment Areas established by the City of Leesburg, Lake County shall retain **One Hundred Percent (100%)** of the portion of such Incremental Revenues accruable to and payable from Lake County's Ambulance and Emergency Services MSTU.

Section 5. Limitations on Governmental Liability. Nothing in this Interlocal Agreement shall be deemed a waiver of immunity limits of liability of any of the Parties beyond any statutory limited waiver of immunity or limits of liability contained in Section 768.28, Florida Statutes, as amended, or other statutes. Nothing in this Interlocal Agreement shall inure to the benefit of any third-party for the purpose of allowing any claim, which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

Section 6. Negotiation at Arm's Length. This Interlocal Agreement has been negotiated fully between the Parties as an arm's length transaction and with the assistance of legal counsel. All Parties participated fully in the preparation of this Interlocal Agreement. In the case of a dispute concerning the interpretation of any provision of this Interlocal Agreement, the Parties are deemed to have drafted, chosen, and selected the language, and the language in question will not be interpreted or construed against any of the Parties.

Section 7. Notices. Any notices required or allowed to be delivered shall be in writing and be deemed to be delivered when: (i) hand delivered to the official hereinafter designated, or (ii) upon receipt of such notice when deposited in the United States mail, postage prepaid, certified mail, return receipt requested, addressed to a Party at the address set forth opposite the Party's name below, or at such other address as the Party shall have specified by written notice to the other Parties delivered in accordance herewith.

If to Lake County: County Manager
P.O. Box 7800
Tavares, Florida 32778

With a copy to: Lake County Attorney
P.O. Box 7800
Tavares, Florida 32778

If to Leesburg/Agency: City Manager
501 West Meadow Street
Leesburg, Florida 32748

Section 8. Assignment or Transfer. No Party may assign or transfer its rights or obligations under this Interlocal Agreement to another unit of local government, political subdivision, or agency of the State of Florida without the prior written consent of the other Parties. No Party may transfer its rights or obligations under this Interlocal Agreement to a private party or entity.

Section 9. Binding Effect. This Agreement shall be binding upon and shall inure to the benefit of the Lake County, Leesburg, the Agency, and their respective successors.

Section 10. Filing. The Leesburg City Clerk is hereby authorized and directed, after approval of this Interlocal Agreement by the respective governing bodies of the Parties and the execution thereof by the duly qualified and authorized officers of each of the Parties hereto, to

cause this Interlocal Agreement to be filed with the Clerk of the Circuit Court in Lake County, Florida, in accordance with the requirements of Section 163.01(11) of the Cooperation Act.

Section 11. Applicable Law and Venue. This Interlocal Agreement and the provisions contained herein shall be governed by and construed in accordance with the laws of the State of Florida. Venue shall lie in Lake County, Florida for any action, in equity or law, with respect to the enforcement or interpretation of this Interlocal Agreement.

Section 12. Severability. If any part of this Interlocal Agreement is held by a court of competent jurisdiction to be invalid, illegal, or unenforceable, such invalid, illegal or unenforceable part shall be deemed severable and the remaining parts of this Interlocal Agreement shall continue in full force and effect provided that the rights and obligations of the Parties are not materially prejudiced and the intentions of the Parties can continue to be effected.

Section 13. Joint Effort. The preparation of this Interlocal Agreement has been a joint effort of the Parties hereto and the resulting document shall not, solely as a matter of judicial construction, be construed more severely against one of the Parties than the other.

Section 14. No Third-Party Beneficiaries. This Agreement is an administrative agreement generated solely for the benefit of the Parties hereto and no right or cause of action shall accrue by reason of or for the benefit of any third-party. Nothing in this Agreement, expressed or implied, is intended nor shall it be construed to confer upon or give any person or entity any right, remedy, or claim under or by reason of this Agreement or any provisions or conditions hereof, other than the Parties hereto and their respective representatives, heirs, successors, and assigns.

Section 15. Mutual Cooperation. The Parties agree to cooperate and deliver any further documents or perform any additional acts to accomplish the agreements set forth herein.

Section 16. Construction. This Interlocal Agreement is the result of the negotiations among and between the Parties and such that all Parties have contributed materially and substantially to its preparation and shall not be construed more strictly against one party than the other.

Section 17. Intent and Interpretation. This Agreement shall not be construed as modifying or altering the governmental powers of the Parties as they now exist or may be modified in the future, except as are lawfully and expressly provided by the terms of this Agreement.

Section 18. Entire Agreement. This instrument and its exhibits constitute the entire agreement between the Parties and supersede all previous discussions, understandings and agreements between the Parties relating to the subject matter of this Agreement. Amendments to and waivers of the provisions herein shall be made by the Parties in writing by formal amendment.

Section 19. Effective Date. This Interlocal Agreement shall become effective upon the filing of same pursuant to Section 3.06 above.

INTERLOCAL AGREEMENT BETWEEN LAKE COUNTY, FLORIDA AND THE CITY OF LEESBURG
REGARDING TAX INCREMENT REVENUES

IN WITNESS WHEREOF, the Parties hereto, by and through the undersigned, have entered into this Interlocal Agreement on the date and year first above written.

COUNTY

ATTEST:

LAKE COUNTY, FLORIDA, through its
BOARD OF COUNTY COMMISSIONERS

Gary Cooney, Clerk
Board of County Commissioners
Of Lake County, Florida

Leslie Campione, Chairman

This _____ day of _____, 2026.

Approved as to form and legality:

Melanie Marsh
County Attorney

CITY OF LEESBURG, FLORIDA

By: _____
Allyson Berry, Mayor

This ___ day of _____, 2026.

Attest:

By: _____
Clerk

APPROVED AS TO FORM AND LEGALITY
AS TO CITY OF LEESBURG ONLY.

City Attorney

INTERLOCAL AGREEMENT BETWEEN LAKE COUNTY, FLORIDA AND THE CITY OF LEESBURG
REGARDING TAX INCREMENT REVENUES

**US 441/27 COMMUNITY
REDEVELOPMENT AGENCY**

By: _____
Chair

This ___ day of _____, 2026.

Attest:

By: _____
Clerk

APPROVED AS TO FORM AND LEGALITY
AS TO AGENCY ONLY.

CRA Attorney

**GREATER LEESBURG COMMUNITY
REDEVELOPMENT AGENCY**

By: _____
Chair

This ____ day of _____, 2026.

Attest:

By: _____
Clerk

APPROVED AS TO FORM AND LEGALITY
AS TO AGENCY ONLY.

CRA Attorney

**CARVER HEIGHTS COMMUNITY
REDEVELOPMENT AGENCY**

By: _____
Chair

This ___ day of _____, 2026.

Attest:

By: _____
Clerk

APPROVED AS TO FORM AND LEGALITY
AS TO AGENCY ONLY.

CRA Attorney