..Title

US HWY 17-92 CRA – Recommend approval of a US 17-92 CRA Mini-Grant, to Michael Tangel for new signage, on the property located at 1910 S. French Avenue, known as Tangel Square, in the amount of $1,750. District 4 - Henley (Sonia Nordelo)

..Department

Economic & Community Development Services

..Division

County Manager's Office

..Authorized By

Nicole Guillet

..Contact/Phone number

Sonia Nordelo - 407-665-7133

..Motion/Recommendation

1. Recommend approval of the US 17-92 CRA Mini-Grant to Michael Tangel for new signage at Tangel Square in the amount of $1,750; or

2. Deny approval of the US 17-92 CRA Mini-Grant to Michael Tangel for new signage at Tangel Square in the amount of $1,750; or

3. Continue to a time and date certain.

..Background

Michael Tangel is requesting funding to cover part of the cost of a new sign for the property located at 1910 S. French Avenue, in the City of Sanford, within the CRA boundary. The existing sign does not comply with Sanford's code because of new height and mass restrictions. The proposed new sign has been reviewed by the City of Sanford and has met the new code requirements.

The Applicant will be investing $3,500 (including the requested grant amount) to improve the sign and bring it into code compliance. The new sign compliments the improvements made to the corridor by the City of Sanford and the CRA. CRA staff has confirmed that fabrication and/or construction of the sign did not commence until after submittal of the grant application.

Funding Explanation:

The total grant request is $1,750, which represents the maximum dollar-for-dollar match to pay for the design and construction of the improved signage. The cost of the qualifying improvement is $3,500.

The proposed application furthers implementation of the following Goal, Objectives, and Policies of the US-17-92 Corridor Redevelopment Master Plan:

- **Goal**: Promote and provide a cohesive, economically sustainable, and functional built environment throughout the entire US 17-92 corridor.
    - **Objective 2**: Eliminate existing blight and prevent the continued degradation of physical and social environment within the CRA jurisdictional boundary and surrounding community.
        - **Policy 2.1**: Encourage privately-initiated rehabilitation of substandard and unsightly structures, signs, landscape and parking areas through available funding programs. Provide matching grants contingent upon design compliance with Corridor Redevelopment Master Plan redevelopment framework standards and perpetual maintenance agreement.

..Technical Advisory Committee Recommendation
The Technical Advisory Committee recommended conditional approval of the US 17-92 CRA Mini-Grant request by Michael Tangel in the amount of $1,750 at its January 23, 2014 meeting. The required condition was to ensure the City of Sanford reviewed and approved the new signage for code and aesthetic compliance before a final TAC recommendation was rendered. The Tangel Square sign was reviewed and approved by City of Sanford evidenced by notification to the CRA Program Manager received by email on February 20, 2014. Subsequently, TAC recommended approval of the grant request in the mount of $1,750 at its February 27, 2014 meeting.

..Redevelopment Planning Agency Recommendation

..Staff Recommendation
Staff recommends approval of the Mini-Grant request by Michael Tangel in the amount of $1,750.

..Attachments
- Grant application packet

GRANT APPLICATION

#_____
(For Official Use Only)

GRANT PROGRAM APPLICATION

Date 12/28/13

Applicant Michael TANGEL
Corporate Name _____
Property Address (Project Location): 1910 FRENCH AVE., Sanford, FL.
Phone 407 831-2106 Fax _____
Contact Person Michael Tangel
E-mail _____

What type of grant(s)are you applying for ?
Check all that apply.
☒ Sign ☐ Landscape ☐ Façade

PROJECT AND FINANCIAL ASSISTANCE REQUESTED
Describe proposed improvement(s):

Lowering Sign

Describe the proposed businesses or services offered on site:

Domino's Pizza, Barber Shop, other retail sites.

GRANT

Please Indentify the ways in which this project supports the CRA Master Plan:

This project brings into compliance a non-conforming sign used for commercial purposes

Total Project Cost 3500 - Total Funding Request 1750 -

Will Additional Jobs be Created Upon Completion of Project? _____ Yes __X__ No
If Yes, How Many? _____

Submittals

Applications ***must*** include the following materials, if applicable, for consideration by the US 17-92 CRA:

(a) current photo(s) of project site;
(b) Property Appraiser Parcel ID number and proof of paid property taxes;
(c) Applicant Information;
(d) Listing of businesses or services offered on site;
(e) Description of proposed improvements;
(f) Identification of project's support of the CRA Master Plan;
(g) Business Tax Receipt (current);
(h) Rendering or sketch of proposed improvements;
(i) Photo of area to be improved;
(j) Color and Material samples;
(k) Sign/Awning design drawings and/or plans;
(l) Documentation of cost estimates – copies of vendor bids, estimates, etc (three bids required); and
(m) Signature of Property Owner and Applicant.

Applications lacking sufficient materials to describe the project will NOT be reviewed.

COST ANALYSIS

Use of Fund	Amount
Remove EXISTING Sign	
Install NEW Sign	
Provide NEW Sign	

TOTAL: 3500 - **FUNDING REQUEST:** 1750 -

GRANT

I, Michael Tangel, attest that the information contained herein is correct to the best of my knowledge. I further understand that the US 17-92 Mini-Grant Program benefits are contingent upon funding availability and US 17-92 CRA approval, and are not to be construed as an entitlement or right of a property owner or Applicant. Properties within the designated US 17-92 CRA boundary are not eligible for US 17-92 CRA funded programs when such funding conflicts with the goals expressed in the US 17-92 CRA Community Redevelopment Plan. I further understand that I am responsible for providing construction documents and/or permits required for any work, and hold Seminole County harmless for any damages associated with this application or the US 17-92 Mini-Grant Program

Michael Tangel
Applicant

Michael Tangel
Print Name

Note: If Applicant not the property owner, Applicant must submit Addendum A with Application.

STATE OF FLORIDA:
COUNTY OF SEMINOLE:

The foregoing instrument was acknowledged before me this 30th day of December, 2013, by Michael Tangel. He/~~She~~ is personally known to me or has produced _____ as identification and did not (did) take an oath.

(SEAL)

Ronda L. White
Notary Public, State of Florida, (Signature of Notary taking acknowledgement)

Ronda L. White
Name of Notary Typed, Printed or Stamped

My Commission Expires:

RONDA L. WHITE
MY COMMISSION # EE138007
EXPIRES: October 13, 2015
1-800-3-NOTARY Fl. Notary Discount Assoc. Co.

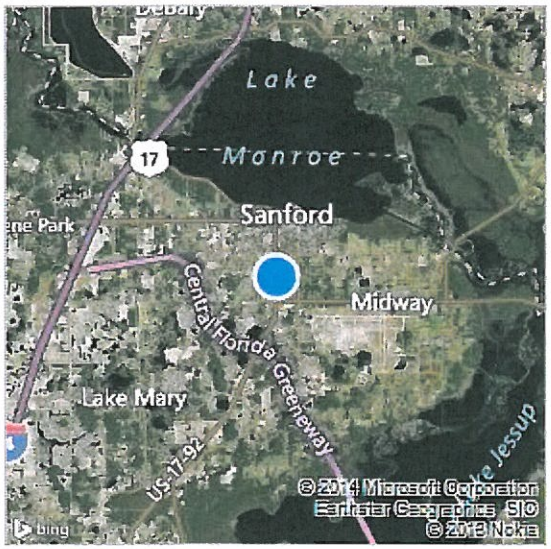
Commission Number

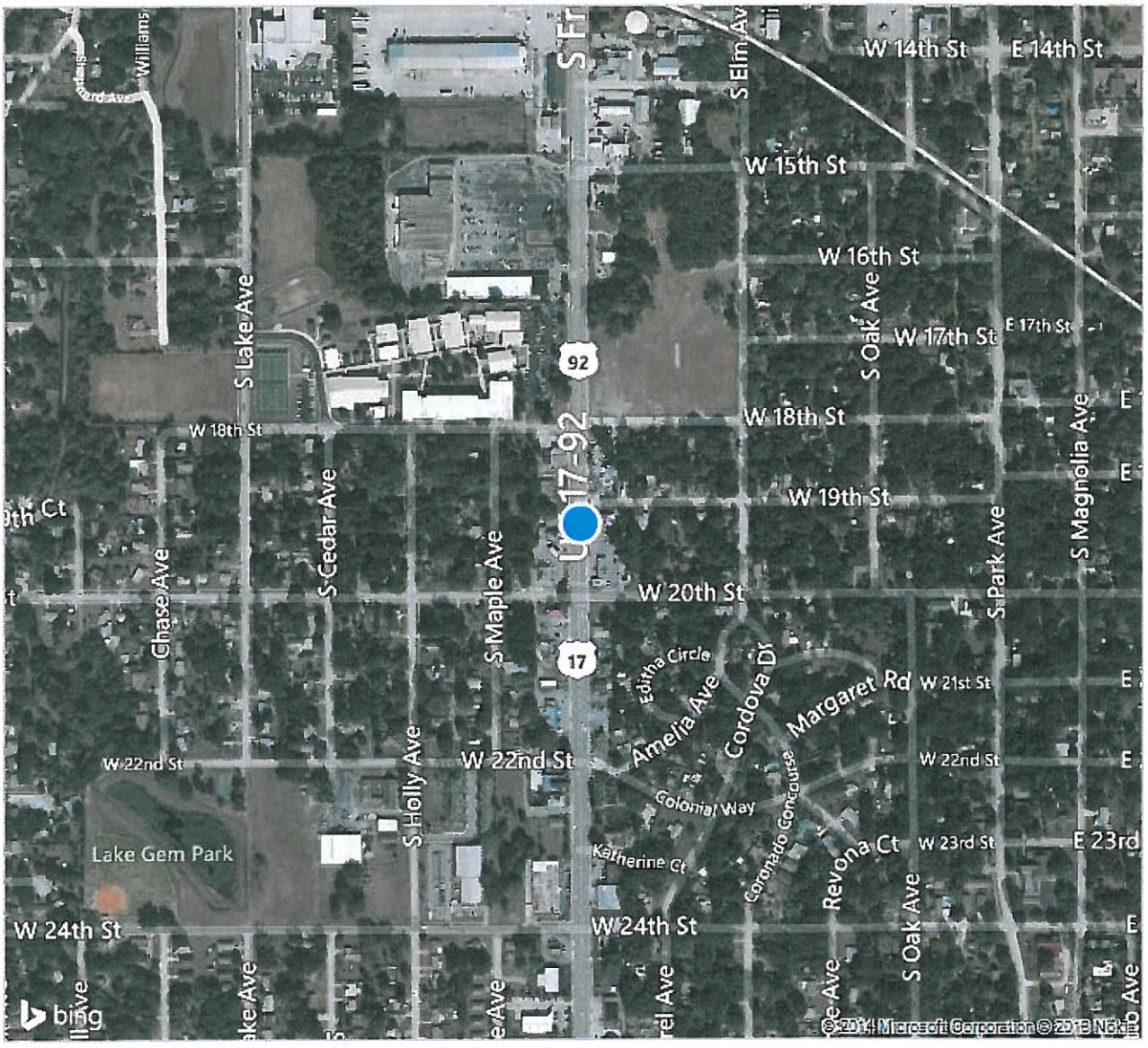
bing Maps

1910 S French Ave, Sanford, FL 32771

Tangel Square

On the go? Use **m.bing.com** to find maps, directions, businesses, and more





Bird's eye view maps can't be printed, so another map view has been substituted.

PHOTOS

TANGEL
SQUARE
Domino's Pizza
Domino's
The Pizza Delivery Experts
URBAN HAIR
DESIGN

DRAWINGS

96" WIDE

36"

36"

10' TO THE TOP

ESTIMATES

Nordelo, Sonia

From: Nordelo, Sonia
Sent: Tuesday, January 07, 2014 11:16 AM
To: 'jwhitesigns@yahoo.com'
Cc: 'Jose Rodriguez'
Subject: RE: Invoice from White Sign Co.
Attachments: SignRendering.pdf

Joel, I am just sending this email to confirm the price you provided ($3500) reflects changes rendered on the attached drawing.

I will proceed with this price and prepare the grant application for review.

Jose, FYI

-----Original Message-----
From: Nordelo, Sonia
Sent: Tuesday, January 07, 2014 9:55 AM
To: 'jwhitesigns@yahoo.com'
Cc: 'Jose Rodriguez'
Subject: RE: Invoice from White Sign Co.

Thank you

Jose, this is the adjusted price to go to a sign similar to the rendering sent yesterday. I will amend the application and begin the process of reviews.

Have a great day

-----Original Message-----
From: jwhitesigns@yahoo.com [mailto:jwhitesigns@yahoo.com]
Sent: Tuesday, January 07, 2014 9:51 AM
To: Nordelo, Sonia
Subject: Invoice from White Sign Co.

Dear Customer :

Your invoice is attached. Please remit payment at your earliest convenience.

Thank you for your business - we appreciate it very much.

Sincerely,

White Sign Co.
407-342-7887

White Sign Co.
201 N. Maple Ave.
Sanford, FL 32771-1188

Invoice

Date 1/7/2014
Invoice # 4056

VENDOR # 200622

Bill To
Tangel Square

STORE INFORMATION	
TRACKING NUMBER	
SEVERITY LEVEL	

Item	Description	Qty	Price	Amount
1	lower sign to 10' tall using existing steel poles and fabricate base to meet city code. Supply and install 1 non lighted panel for top of sign to read Tangel Square. Divide bottom face into 3 sections and install appropriate graphics.	1	3,500.00	3,500.00

Subtotal	$3,500.00
Sales Tax (6.0%)	$0.00
Total	$3,500.00
Payments/Credits	$0.00
Balance Due	$3,500.00

White Sign Co.
jwhitesigns@yahoo.com
407-342-7887
407-878-3980

96" WIDE

TANGEL SQUARE
36"
Domino's
FOR LEASE 407 831-2105
36"
FOR LEASE 407 831-2105
BARBER SHOP
10' TO THE TOP

A DIAMOND ELECTRIC SIGNS & LIGHTING
2207 WEST 1ST STREET
SANFORD, FL 32771

Phone # 407-302-6015 diamondlsi@yahoo.com
Fax # 407-657-6482 Nicks cell phone 407-448-8401

Estimate

Date	Estimate #
12/20/2013	0020

Name / Address	Job Address
TANGEL SQUARE 4 APPLE HILL HOLLOW CASSELBERRY, FL 32707-4944	TANGEL SQUARE 1900 S. FRENCH AVENUE SANFORD, FL 32771

P.O. No.	Terms	Project

Description	Qty	Rate	Total
LOWER POLES TO 11'6" AS NEEDED PER CITY OF SANFORD SIGN CODE REPLACE ALL FACES WITH NEW PLASTIC AND FIRST SURFACE VINYL WITH APPROVED COPY REWIRE SIGN PAINT POLES AND CABINETS (BLACK) THIS ESTIMATE DOES NOT INCLUDE PERMIT FEES. THE COST OF PERMITTING WILL BE BILLED "AT COST" ONCE THE PERMITS ARE OBTAINED.		4,200.00	4,200.00

THANK YOU FOR YOUR BUSINESS!!

Subtotal	$4,200.00
Sales Tax (0.0%)	$0.00
Total	$4,200.00

Signature _____

MORRIS SIGN CO

1380 SARATOGA STREET
DELAND, FLORIDA 32724
PH: 386-736-1600
FX: 386-736-8010
signs@signzilla.biz

PROPOSAL

Date	Estimate #
11/26/2013	4960

TANGLE SQUARE
4 APPLE HILL HOLLOW
CASSLEBERRY, FL

Description	Rate	Total
(1) REMOVE AND DISPOSE OF EXISTING PYLON SIGN. (1) PROVIDE AND INSTALL NEW UL LISTED ELECTRIC SIGN WITH POLE COVER BASE, 85" X 84" X 16". (2) 21" X 84" X 3/16" FLAT ACRYLIC SIGN FACES ~~WITH LETTERING~~. Ft - Tangle SQ (2) 4" X 4" X 144" ALUMINUM POSTS. (2) SMALL CONCRETE FOOTERS. PRICE INCLUDES: COMPLETE INSTALLATION, MINIMAL LANDSCAPING AROUND SIGN REQUIRED BY CITY, RECONNECT SIGN CIRCUIT TO NEW SIGN, PERMIT AND ENGINEERING FEES. NOTE: SEMINOLE COUNTY IS OFFERING A GRANT FOR 50% UP TO $5000.00 FOR THIS JOB. TERMS: 50% DEPOSIT. BALANCE DUE UPON COMPLETION OF WORK. TIME FRAME: 6 - 8 WEEKS FROM ISSUE OF PERMIT.	~~9,668.00~~	8370.00 ~~9,668.00~~ 8370.00 ~~$9,668.00~~

TERMS: 50% OF FULL COST TO BE PAID PRIOR TO COMMENCEMENT OF JOB. Payment in Full shall be made to the Seller by the Buyer upon completion of the work, unless otherwise set Forth on the face of this contract. All time clocks, disconnect switches, primary wiring and panels To be furnished by the Buyer. Adequate electric service to be run to location of sign by Buyer Unless otherwise specified in this contract. Electrical connection will be made at time of installation If adequate power is available within a 5' radius of the site. In the event of collection, purchaser agrees to pay any legal, court or other costs incurred by contractor. All appeals shall be paid by customer whether any legal action is taken or not taken. Venue shall be in Volusia County.

EXPRESS WARRANTY: The Seller warrants the sign to be free from defects in workmanship And materials for a period of 2 years from date of completion of work called for hereunder. Seller Makes no warranty in respect to parts, attachments or accessories not manufactured by the Seller, including lamps, flashers, poles, transformers, ballasts and rotators. Respective Manufacturer's warranty, if any, shall apply on these items. Labor for the replacement of these Items is a service charge and shall be paid for by the Buyer. This warranty shall not include any Damage or loss by an act of God, fire, windstorm or any other cause whatsoever beyond Seller's Control, with the exception of this written warranty, the Seller makes no other express warranties Or implied warranties which extend beyond the description contained herein.

MORRIS SIGN COMPANY	CLIENT ACCEPTANCE
BY_____TITLE	BY_____TITLE_____
DATE_____2013	DATE_____2013

PROPERTY APPRAISER'S INFORMATION

David Johnson, CFA
PROPERTY APPRAISER
SEMINOLE COUNTY, FLORIDA

Property Record Card
Parcel: 36-19-30-521-0000-0470
Owner: TANGEL MICHAEL & ANA TRUSTEES FBO
Property Address: TANGEL SQUARE SANFORD, FL 32771

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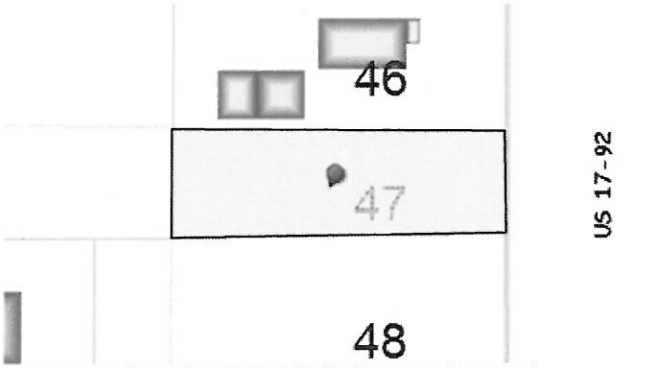
Parcel: 36-19-30-521-0000-0470

Property Address: TANGEL SQUARE
Owner: TANGEL MICHAEL & ANA TRUSTEES FBO
Mailing: 4 APPLE HILL HOLW
CASSELBERRY, FL 32707 - 4944
Subdivision Name: PINEHURST 1ST ADD
Tax District: S4-SANFORD- 17-92 REDVDST
Exemptions:
DOR Use Code: 11-STORES GENERAL-ONE STORY



Map | Aerial | Both | Footprint | + | - | Extents | Center
Larger Map | Advanced Map | Dual Map View - External

Value Summary

	2014 Working Values	2013 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Bldg Value	$104,643	$106,888
Depreciated EXFT Value	$1,984	$1,984
Land Value (Market)	$52,899	$52,899
Land Value Ag		
Just/Market Value **	$159,526	$161,771
Portability Adj		
Save Our Homes Adj	$0	$0
Amendment 1 Adj	$0	$0
Assessed Value	$159,526	$161,771

Tax Amount without SOH: $3,298
2013 Tax Bill Amount $3,298
Tax Estimator
Save Our Homes Savings: $0

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LEG LOT 47 1ST ADD TO PINEHURST PB 5 PG 79

Tax Details

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
County General Fund	$159,526	$0	$159,526
Schools	$159,526	$0	$159,526
City Sanford	$159,526	$0	$159,526
SJWM(Saint Johns Water Management)	$159,526	$0	$159,526
County Bonds	$159,526	$0	$159,526

Sales

Deed	Date	Book	Page	Amount	Vac/Imp	Qualified
WARRANTY DEED	07/1998	03472	1435	$100	Improved	No
WARRANTY DEED	04/1980	01276	0701	$150,000	Improved	No
WARRANTY DEED	01/1977	01125	0766	$39,000	Vacant	No

Find Comparable Sales within this Subdivision

Land

Method	Frontage	Depth	Units	Unit Price	Land Value
SQUARE FEET	0	0	7,557.000	7.00	$52,899

Building Information

#	Description	Year Built Actual/Effective	Stories	Total SF	Ext Wall	Adj Value	Repl Value	Appendages
1	MASONRY PILASTER .	1977	1	3,252.00	CONCRETE BLOCK - MASONRY	$104,643	$179,644	

OPEN PORCH FINISHED	336

Permits

Permit #	Type	Agency	Amount	CO Date	Permit Date
02580	Addition - Commercial	Sanford	$11,500		07/01/1996
00075	Addition - Commercial	Sanford	$3,600		10/01/1994

Extra Features

Description	Year Blt	Units	Value	Cost New
COMMERCIAL ASPHALT DR 2 IN	1979	5,451	$1,984	$4,960

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PROPERTY TAXES - PAID

CURRENT YEAR'S TAXES PAID

Parcel:	36-19-30-521-0000-0460
Tax Year:	2013
Tax Bill #:	017294
Non-School Assessed Value:	$73,189
School Assessed Value:	$73,189
Gross Tax Amount:	$1,492.27
Millage Code:	S4 SANFORD
Exemptions Granted:	NO
Homestead:	NO
Additional Exemptions:	NO
Non-Ad Valorem Assessments:	*NONE*

Owner & Mailing Address:
TANGEL MICHAEL & ANA TRUSTEES
FBO
4 APPLE HILL HOLW
CASSELBERRY FL 32707 4944

Property Address:
1900 FRENCH AVE

Legal Description:
LEG LOT 46 1ST ADD TO PINEHURST PB
5 PG 79

Tax Status :
CURRENT YEAR'S TAXES PAID

Date	Receipt Num.	Amount Paid
11-19-13	C11/19/13P001842	$1,432.58

Information below reflects the 2013 tax bill discounted and gross amounts.

NOV 30	DEC 31	JAN 31	FEB 28	MAR 31
$1,432.58	$1,447.50	$1,462.42	$1,477.35	$1,492.27

Other Comments:

Prior Years Unpaid Delinquent Taxes: *NONE*

City of Sanford Review / Approval

Nordelo, Sonia

From: Hinson, Eileen [EILEEN.HINSON@Sanfordfl.gov]
Sent: Thursday, February 20, 2014 9:50 AM
To: Nordelo, Sonia
Cc: Rusell Gibson
Subject: RE: TAC approved signs pending City approval

Sonia,

Yes, by the reduction in both height and mass the signs meet the intent of "aesthetic appeal". We are working with property owners on setbacks and both signs are considered to be substantially compliant with the intent of the regulations.

I will proceed with zoning sign off and forward them to the building division for review.

Thank you for your continued efforts on this endeavor.

Eileen Hinson, AICP
Senior Planner
City of Sanford
Planning and Development Services Department
407.688.5147

City Hall hours are Monday-Thursday 7:30am to 5:30pm. We are closed on Fridays and observed holidays.

From: Nordelo, Sonia [mailto:snordelo@seminolecountyfl.gov]
Sent: Thursday, February 20, 2014 9:39 AM
To: Hinson, Eileen
Cc: Gibson, Russell
Subject: RE: TAC approved signs pending City approval

Good morning.

Yes, they got conditional approval based on City acceptance of the sign. Do they meet your approval for "aesthetic appeal"? I know building will review the technical aspects. We want to make sure you think they add value to the appearance and meet your new code requirements.

Thank you for keep me in the loop. We go to TAC again next week and this will go before them again at that time ☺

Sonia Nordelo
US 17-92 CRA Program Manager
407-665-7133
407-335-7184 (cell)
Seminole County Government
Economic Development