

RESOLUTION 2022-03-07

A RESOLUTION OF THE DOWNTOWN INVESTMENT AUTHORITY (“DIA”) ACTING AS THE COMBINED NORTHBANK COMMUNITY DEVELOPMENT AGENCY (“GRANTOR”) APPROVING THE AWARD OF A RETAIL ENHANCEMENT PROGRAM FORGIVABLE SIDEWALK ENHANCEMENT LOAN TO HONEYZ PLATES INC. (“GRANTEE”); AUTHORIZING THE CEO OF THE DIA TO NEGOTIATE A FORGIVABLE LOAN AGREEMENT OR EQUIVALENT; AUTHORIZING THE DIA CEO TO EXECUTE SUCH AGREEMENT; AND FINDING THAT THE PROPOSED SIDEWALK CAFÉ FURTHERS THE DIA’S BUSINESS INVESTMENT AND DEVELOPMENT PLAN, INCLUDING THE NORTHBANK CRA PLAN (“BID PLAN”) AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Grantee submitted a Retail Enhancement Program – Stand-alone Sidewalk Enhancement Grant application to the DIA under the Targeted Retail Activation: Food and Beverage Establishments Program adopted by DIA pursuant to Resolution 2020-06-01; and

WHEREAS, the application, attached hereto as Exhibit A, was reviewed by the DIA staff, found to be consistent with the BID Plan and CRA Plan for Downtown Northbank; and

WHEREAS, the DIA is authorized to utilize the Northbank Combined Tax Increment District funds, in accordance with the CRA Plan, to foster the redevelopment of the Downtown Northbank Community Redevelopment Area; and

WHEREAS, there are sufficient funds available within the Northbank CRA approved budget for Retail Enhancement to fund this request; and

WHEREAS, to assist the Grantee in activating Downtown by adding additional sidewalk service area to their existing restaurant, DIA staff recommends that the DIA approve a Sidewalk Enhancement Forgivable Loan in amount not to exceed \$960.00 (Nine hundred sixty dollars) to the Grantee in accordance with the terms of the established program and the application attached hereto as Exhibit A; and

NOW THEREFORE, BE IT RESOLVED, by the Downtown Investment Authority:

Section 1. The DIA finds that the recitals set forth above are true and correct and are incorporated herein by this reference.

Section 2. The DIA hereby finds that the Project is supported by the following Goal(s) and Strategic Objective(s) of the BID Plan:

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- Goal 1: Reinforce Downtown as the City's unique epicenter for business, history, culture, education, and entertainment.
- Goal 2: Increase rental and owner-occupied housing downtown, targeting key demographic groups seeking a more urban lifestyle.
 - Promote and attract neighborhood retail to support downtown residents.
- Goal 4: Maintain a clean and safe 24-7 Downtown for residents, workers, and visitors.
 - Provide increased walkability through:
 - Support and attract additional commercial, service, residential, transportation, recreation, and open space uses.
 - Redevelop the major road corridors with pedestrian-scale neighborhood retail and services.

Section 3. The DIA hereby approves the award of a Retail Enhancement Grant Sidewalk Enhancement Grant in the amount of \$960.00 from the Combined Northbank CRA to Grantee to be provided in accordance with the application attached hereto as Exhibit A and the adopted Sidewalk Enhancement program guidelines.

Section 4. This award is subject to each of the following prior to reimbursement for eligible expenditures as may be submitted:

- a) Maximum funding limited to the lesser of 80% of actual costs incurred as supported by invoices that have been approved by the DIA or \$960.00, and
- b) Evidence that the lease for the subject property and operation of the subject business is in effect for a period of not less than three years, and
- c) Issuance of a Sidewalk Café permit to Grantee that would allow use of the subject sidewalk for the intended purpose.

Section 5. Grantee is subject to the following operating requirements for a period of three years following disbursement of grant proceeds:

- a) Maintain an operating business consistent with the business type as presented in the application, and
- b) Maintain operating hours materially consistent with the days and hours as represented in the application, and
- c) Secure the property acquired with grant proceeds inside the store at the end of each day, and
- d) Maintain a valid Sidewalk Café permit.

Section 6. The Chief Executive Officer is hereby authorized to negotiate and execute the Loan Agreement or equivalent and otherwise take all necessary action in connection therewith to effectuate the purposes of this Resolution.

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Section 7. The Effective Date of this Resolution is the date of execution of this Resolution by the Chair of the DIA Board.

WITNESS:

DOWNTOWN INVESTMENT AUTHORITY



Witness



W. Braxton Gillam, Esq., Chair

3/16/22

Date

VOTE: In Favor: 7 Opposed: 0 Abstained: 0

EXHIBIT A



DOWNTOWN INVESTMENT AUTHORITY
117 West Duval Street #310, Jacksonville, Florida 32202
(904) 255-5302 | <https://dia.coj.net/>

For Official Use Only:

Application#: _____ Date Received: _____ Date Found Complete: _____

RETAIL ENHANCEMENT PROGRAM
TARGETED RETAIL ACTIVATION: FOOD AND BEVERAGE ESTABLISHMENTS
SIDEWALK ENHANCEMENT APPLICATION FOR OUTDOOR SERVICE
(For use on a stand-alone basis)

Upon completion, please submit application to DIAprograms@coj.net

Note: DIA "Grants" are structured as forgivable loans with related performance requirements and rights and remedies in the event of default. Upon approval, applicants will be required to enter into a loan agreement that details these requirements and may be supported by personal guarantees from the business and property owners.

PART 1: To be completed by Business Owner

I. APPLICANT INFORMATION:

- A. Business Operating Name (d/b/a): Honeyz Plates In The Juice Bar Cafe
- B. Type of Business (i.e. café, ice cream shop, restaurant, etc.): Juice Bar
- C. Property Address: 47 w Adams st Jacksonville Fl 32202
- D. Business Mailing Address: 47 w Adams st Jacksonville Fl 32202
- E. Business Telephone: 904-554-9958 Website: www.honeyzplates.godaddysites.com
- F. Business Legal Name: Honeyz Plates Inc
- G. Form of Ownership (sole proprietorship, partnership, LLC, S-Corp.): S Corp
- H. State of Business Formation: Florida
- I. Employer Tax ID: 85-1777704 Business Tax Receipt #: _____
- J. Contact Person (Name/Title): Zamirah Towns
- K. Contact Mailing Address: 1704 campus st Jacksonville Fl 32209
- L. Contact Telephone: 904-554-9958 Contact E-Mail: Honeyzplates@mail.com
- M. Number of Years of Business Operations at this site or location: 1yr

II. PROPERTY INFORMATION: (A Sidewalk Café Permit is required to be issued prior to the award of this Grant. A copy of the Sidewalk Café Permit and Application shall be submitted with this Application.)

- A. The applicable Targeted Food and Beverage District: Hogan x Laura Elbow
- B. Are ad valorem property taxes on the Building current? Yes No
- C. Does the Business have a Sidewalk Café permit currently? Yes No

III. ESTABLISHMENT LEASE INFORMATION:

A. Lease term (number of years, 5-year minimum): 3 yr
B. Lease term start date: 04/01/2021
C. Lease end date: 04/01/2024
D. Landlord Business Name: weaver realty
E. Landlord Contact Name: Dana
F. Landlord Address: 4114 sunbeam rd building 300 Jacksonville FL 32257
G. Landlord Phone Number: 904-732-0039

IV. SIDEWALK ENHANCEMENT INFORMATION

A. Any and all funding under the Sidewalk Enhancement Grant program may only be used within the area described in the valid Sidewalk Café Permit (*referred to as "Sidewalk Area"*).

B. Describe the proposed Sidewalk Area Enhancements. Include anticipated Furniture, Fixtures, and Equipment to be acquired: outside eating tables and lamps

Tables include (2 sets of cafe standard) 4 chairs and a medium rectangular table , and a outdoor standing warmer lamp

C. Describe how the proposed Sidewalk Area Enhancements will be used to improve or expand the business and the Downtown area, including any other activities planned for the sidewalk in front of your business:

This enhancement grant will allow us to service more individuals and brighten the outside dining experience in the historical elks building. Enhancing the area as the new trio building across the street is structured. Showing additional enlightenment to W Adams st

D. Describe what measures will be undertaken by the Business Owner to preserve and protect Furniture, Fixtures, and Equipment acquired with grant funds from damage, theft, or other loss beyond normal wear and tear.

All tables in lamps will be brought in each evening at closing to prevent theft as furniture is easy to remove

All furniture and fixtures are 100% insured by our nationwide business insurance ensuring coverage on a million dollar policy

E. Provide information on any DIA incentives or funding the Building or Business has received in the past or any application currently under consideration (NOTE: Sidewalk Enhancement Grant funds may not be used for costs of improvements submitted as part of any other application or previously approved by the City of Jacksonville or the DIA.)

None

V. ENHANCEMENT COSTS AND REQUESTED FUNDING FROM DIA:

A. TOTAL SIDEWALK AREA ENHANCEMENT COST and SOURCES		
1. Estimated total cost of Sidewalk Area Enhancement:	\$ <u>4200.00</u>	100 %
2. Applicant contribution (amount and % of total (min. 20%)):	\$ <u>900.00</u>	_____ %
B. TOTAL AMOUNT REQUESTED FROM DIA:		
1. Eligible Costs x 80% (Not to exceed \$5,000):	\$ <u>3500.00</u>	_____ %

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Part 2: Required Documentation to be Provided

- A. A detailed budget identifying all Sidewalk Area enhancement costs, as follows:
 - 1. If performing any construction work, identify all work to be performed, including work not to be paid for by the Sidewalk Enhancement Grant.
 - a. See the FAB-REP Grant and REP Grant guidelines for additional information on costs generally considered eligible or ineligible.
 - 2. Identify all furniture, fixtures, and equipment to be purchased as part of enhancement of the Sidewalk Area, including items not to be paid for by the Sidewalk Enhancement Grant.
 - 3. Furniture, fixtures, and equipment already owned or purchased prior to the submission of this application are not eligible for funding or reimbursement.
- B. A copy of a valid and current Sidewalk Café Permit for the Business and all supporting documents, including the Application, that was submitted for the Sidewalk Café Permit.
- C. A detailed written description and drawing depicting the size, dimension, and location of the Sidewalk Area enhancements and modifications, with samples when applicable.
- D. A copy of the property tax bill to confirm payment of Ad Valorem taxes.
- E. Unless the property owner is the applicant, a notarized statement from the property owner authorizing any construction, improvements, and operations related to this Sidewalk Enhancement application.
- F. A copy of the deed to confirm ownership of the property.
- G. A legally valid and binding lease for a period of at least five years with use restricted to an allowable retail use.
- H. A legally binding agreement with a licensed and qualified contractor, if applicable.
- I. Executed applicable authorization affidavit(s), for example: Agent Authorization for LLC, General Partnership, Corporation, or General Partnership, and Property Ownership Affidavit.

**THIS APPLICATION MUST BE SUBMITTED TO THE DOWNTOWN
INVESTMENT AUTHORITY AND APPROVED BY THE DOWNTOWN
INVESTMENT AUTHORITY BOARD PRIOR TO THE COMMENCEMENT OF
ANY WORK OR PURCHASE OF ANY FURNITURE, FIXTURES, OR EQUIPMENT
SOUGHT TO BE REIMBURSED UNDER THE PROGRAM**

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APPLICANT ATTESTATION

The Applicant, as Business Owner, Zamirah Towns attests that the information submitted as part of this application package, as well as any subsequent information submitted for review by the Downtown Investment Authority ("DIA") Staff, Retail Enhancement and Property Disposition Committee, or the DIA Board, is true and correct, and that all information and documentation submitted, including this application and attachments, is deemed public record under the Florida Public Records Law, Ch. 119 of the Florida Statutes. Falsification or omission of information will result in rejection of the application and potential criminal penalties. The DIA reserves the right to request any additional information needed to process this Application.

If the Applicant is awarded funding from the DIA Sidewalk Enhancement Grant Program, the Applicant agrees that the DIA's payment of funds will occur only upon completion of the improvements or purchase of furniture, fixtures, and equipment as approved and the satisfactory review of evidence of costs incurred and paid in accordance with the budget as submitted at the time of application. Applicant acknowledges and agrees that the DIA retains the right to review and audit any and all records related to the Sidewalk Enhancement Grant Improvements. Applicant agrees to protect and maintain the Sidewalk Enhancements and furniture, fixtures, and equipment in good repair for at least five (5) years.

By signing below, the Applicant acknowledges that he or she has read and agrees to adhere to the Sidewalk Enhancement Program Guidelines.

By signing below, the Applicant authorizes the DIA to submit a credit verification request and criminal background check from local, state, and federal agencies. Please note that the review of this application will incorporate that information as may be relevant.

Legal Business Name of Applicant: Honeyz Plates Inc

Business Owner Signature:  Date: 2/18/2022

Business Owner Name: Zamirah Towns