

## **GRANT AGREEMENT FOR COMMERCIAL FAÇADE IMPROVEMENT**

THIS AGREEMENT (“Agreement”) made and entered into this 9th day of September 2025, (“Effective Date”) between the Fort Pierce Redevelopment Agency, a community redevelopment agency established pursuant to Florida Statutes Chapter 163 (the “FPRA”) and BUNWIN, INC., a Florida Corporation, (“Recipient”), (collectively, “Parties”).

### **WITNESSETH:**

**WHEREAS**, as part of its mission to alleviate slum and blight and, in order to encourage redevelopment of the FPRA district by enhancing its visual aesthetics, the FPRA, a Dependent Special District of the City of Fort Pierce, Florida, established the Commercial Façade Grant Program; and

**WHEREAS**, the Commercial Façade Grant Program currently offers financial assistance to commercial property and business owners looking to improve the façades of commercial buildings within the FPRA community redevelopment area; and

**WHEREAS**, the Recipient submitted a Commercial Façade Grant Program application to the FPRA requesting a grant for façade renovations at the property located at 510 Orange Avenue, Fort Pierce, FL (Parcel ID: 2410-606-0004-000-3) (the “Property”); and

**WHEREAS**, the purpose of the intended renovation is to substantially improve the façade of the Property by paving and striping the parking lot, repairing the awning/canopy, improving landscaping, installing exterior front entrance flooring, adding exterior lighting, painting the exterior, and installing a fence; and

**WHEREAS**, the Property is located within the FPRA district boundaries and the renovation of the Property coincides with the FPRA plan; and

**WHEREAS**, the FPRA Board desires to approve a reimbursable Commercial Façade Grant award in an amount up to one half of the approved cost of eligible improvements, not to exceed \$25,000 to Recipient for the façade renovation of the Property; and

**WHEREAS**, the Recipient desires to participate in the Commercial Façade Grant Program pursuant to the terms and provisions of this Agreement; and

**WHEREAS**, the Recipient has represented to the FPRA that it will complete the project set forth in its completed Commercial Façade Grant application package submitted to the FPRA (“Project”), and that the Project, located at 510 Orange Avenue, will further the intent of the Commercial Façade Grant Program by significantly enhancing the appearance of a building within the FPRA district.

**NOW, THEREFORE**, the Parties do hereby agree to the following:

1. **Grant of Funds.** The FPRA shall pay to the Recipient, on a reimbursement basis, an amount up to fifty percent (50%) of eligible project costs, not to exceed Twenty-Five Thousand Dollars (\$25,000.00) (“Grant”) for the Recipient’s completion of the Project. Provided the Recipient is in compliance with the terms and conditions of this Agreement, the FPRA shall make such payment within sixty (60) days after the Recipient’s request for payment of the Grant funds and submission of invoices and any other information necessary to substantiate Recipient’s compliance with this Agreement. Nothing herein shall be construed to grant the FPRA any ownership interests in the Project, and the FPRA shall have no liability whatsoever related to the Project.

2. **Compliance.** The Recipient shall complete the Project and comply with all the terms and conditions of this Agreement, including but not limited to (i) complying with the Project Development Plan, which is attached hereto as Appendix A, and (ii) complying with the Recipient's completed Commercial Façade Grant Application package that was reviewed by City staff and approved by the FPRA Board, which is set forth in Appendix B ("Application"). Additionally, the Project Development Plan, to include the overall look and composition of the façade, must adhere to the City of Fort Pierce's Architectural Design Standards.
3. **Appendices.** All appendices referenced in this Agreement are attached to this Agreement and made a part hereof by reference.
4. **Project Deadlines/Term.** The Recipient must receive the building permits within six months of the Effective Date and shall complete the Project within twelve months after the issuance of the building permits. This eighteen-month period shall be considered the Agreement Term (the "Term"). The FPRA shall have a right to terminate this Agreement in the event the Recipient fails to meet the Project Deadlines. During this period the Recipient shall provide evidence of building permit approval to the FPRA within six months of the Effective Date. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.
5. **Extension.** The FPRA, in its sole and absolute discretion, may authorize an extension of the Project Deadlines to allow the Recipient to complete its obligations set forth in this Agreement in a timely manner if the Recipient is in compliance with this Agreement and the Recipient is taking reasonable steps to complete its obligations set forth in this Agreement. Any authorization to extend the Project Deadlines shall be in writing and approved by the FPRA Board.
6. **Compliance with Laws.** The Recipient shall comply at all times with all federal, state, and local statutes, rules, regulations and ordinances, the federal and state constitutions, and the orders and decrees of lawful authorities having jurisdiction over the matter at issue (collectively, "Laws"), including but not limited to Florida laws regarding public records.
7. **Publicity.** Publications, press releases, media productions, etc., produced by the Recipient regarding the project shall include the following statement: *Sponsored in part by the Fort Pierce Redevelopment Agency's Commercial Façade Grant Program* from the Effective Date to six months after the date the project is completed.
8. **Progress Reports.** Upon request by the FPRA, Recipient agrees to submit written progress/status reports, including, but not limited to such reports which provide a list of activities and expenditures for the project.
9. **Records, Reports and Inspection.**
  - A. The Recipient shall maintain financial books, records, and accounting information related to this Agreement. These books, records, and information shall comply with generally accepted accounting principles. Nothing herein shall be construed to allow destruction of records that may be required to be retained longer by the statutes of the State of Florida.
  - B. The Recipient shall, at any reasonable time requested by the FPRA and as often as the FPRA may deem necessary, make available to the FPRA for examination all of its books, records and information with respect to all matters covered by this Agreement and shall permit the FPRA or its designated authorized representatives to audit and inspect all such books, records and

information, including but not limited to invoices, materials, payrolls, records of personnel, conditions of employment and other data relating to all matters covered by this Agreement.

- C. The FPRA shall have the right, at any reasonable time during the Term, to inspect the Project site and to determine that the Property use is consistent with the uses described in the Project Development Plan, in accordance with this Agreement.

**10. Default and Termination.**

- A. The FPRA may terminate this Agreement in the event of failure by the Recipient to observe or perform any term or condition of this Agreement if such failure continues for ten (10) days after written notice thereof from the FPRA to the Recipient in accordance with Paragraph 13 of this Agreement.
- B. The FPRA's liability and obligations to the Recipient or any person having a claim pursuant to this Agreement or to the completion of the Project provided by the herein described Grant funds shall be limited solely to the amount and terms and conditions of this Agreement.
- C. If this Agreement is terminated by the FPRA, the FPRA shall have no obligation to pay any of the Grant funds to the Recipient.

**11. Indemnification.** The Recipient shall defend at its expense, pay on behalf of, hold harmless and indemnify the FPRA, its officers, employees, agents, elected and appointed officials and volunteers (collectively, "Indemnified Parties") from and against any and all claims, demands, liens, liabilities, penalties, fines, fees, judgments, losses and damages (collectively, "Claims"), whether or not a lawsuit is filed, including but not limited to Claims for damage to property or bodily or personal injuries, including death at any time resulting therefrom, sustained by any persons or entities; and costs, expenses and attorneys' and experts' fees at trial and on appeal, which Claims are alleged or claimed to have arisen out of or in connection with, in whole or in part, directly or indirectly:

- A. The performance of this Agreement (including changes and amendments thereto) and any work performed on the Project by the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers; or
- B. The failure of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers to comply and conform with any applicable Laws; or
- C. Any negligent act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers, whether or not such negligence is claimed to be either solely that of the Recipient, its employees, agents, representatives, contractors, subcontractors or volunteers or to be in conjunction with the claimed negligence of others, including that of any of the Indemnified Parties; or
- D. Any reckless or intentional wrongful act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers.

The provisions of this paragraph are independent of, and will not be limited by, any insurance required to be obtained by the Recipient pursuant to this Agreement or otherwise obtained by the Recipient and shall survive the expiration or earlier termination of this Agreement with respect to any Claims or liability arising in connection with any event occurring prior to such expiration or termination.

12. **Insurance.** The Recipient shall maintain insurance coverage in the form and amount deemed adequate by the FPRA for all risks inherent in the functions and aspects of its operation, including but not limited to, risks of fire, casualty, automobile coverage as required by law, workers' compensation insurance as required by law, employers' liability insurance, and general liability insurance for personal injury, property damage and contractual liability under this Agreement.

13. **Notices.** Unless and to the extent otherwise provided in this Agreement, all notices, demands, requests for approvals or other communications which are required to be given by either party to the other shall be in writing and shall be deemed given and delivered on the date delivered in person to the authorized representative of the notice recipient provided below, or upon the expiration of five (5) business days following the date mailed by registered or certified mail, postage prepaid, return receipt requested to the authorized representative of the notice recipient at the address provided below, or upon the date delivered by overnight courier (signature required) to the authorized representative of the notice recipient at the address provided below.

Fort Pierce Redevelopment Agency:

City of Fort Pierce  
Attn: Fort Pierce Redevelopment Agency  
100 North US Highway 1  
Fort Pierce, FL 34950

Copy:

City of Fort Pierce  
Attn: City Attorney  
100 North US Highway 1  
Fort Pierce, FL 34950

Recipient:

Bunwin, Inc.  
111 Orange Avenue Suite 300  
Fort Pierce, FL 34950

14. **Assignment.** The Recipient shall not assign this Agreement without the prior written consent of the FPRA. Any assignment of this Agreement contrary to this paragraph shall be void and shall confer no rights upon the assignee. The Recipient shall notify the FPRA thirty (30) days prior to any conveyance or sale, granting or transferring any real property underlying the Project or portion thereof, to any heirs, successors, assigns or grantees, including, without limitation, the conveyance of any security interest in said real property.

15. **Due Authority.** Each party to this Agreement represents and warrants to the other party that: (i) it is a duly organized, qualified and existing entity under the laws of the State of Florida; and (ii) all appropriate action has been taken so as to duly authorize the persons executing this Agreement to so execute the same and fully bind the parties on whose behalf he or she is executing.

16. **Headings.** The paragraph headings are inserted herein for convenience and reference only, and in no way define, limit, or otherwise describe the scope or intent of any provisions hereof.

17. **No Third-Party Beneficiaries.** Notwithstanding anything to the contrary contained in this Agreement, persons, or entities not a party to this Agreement may not claim any benefit hereunder or as third-party beneficiaries hereto.

18. **Entire Agreement and Modification.** This Agreement constitutes the entire agreement between the Parties pertaining to the subject matters covered herein and there are no oral representations, arrangements, or understandings between or among the Parties relating to the subject matters of

this Agreement. No change to this Agreement will be valid unless made by a written amendment executed by the Parties.

19. **Waiver.** No provision of this Agreement will be deemed waived by the FPRA unless expressly waived in writing by the FPRA. No waiver shall be implied by delay or any other act or omission of the FPRA. No waiver by the FPRA of any provision of this Agreement shall be deemed a waiver of such provision with respect to any subsequent matter relating to such provision, and the FPRA's consent respecting any action by the Recipient shall not constitute waiver of the requirement for obtaining the FPRA's consent respecting any subsequent actions.
20. **Severability.** Should any paragraph or portion of any paragraph of this Agreement be rendered void, invalid, or unenforceable by any court of law, for any reason, such a determination shall not render void, invalid, or unenforceable any other section or any part of any section of this Agreement.
21. **FPRA Consent and Action.** For purposes of this Agreement, any required written permission, consent, acceptance, approval, or agreement by the FPRA means the approval of the FPRA Board or their authorized designee, unless otherwise set forth in this Agreement or unless otherwise required by the City Charter or applicable Laws.
22. **Survival.** All obligations and rights of any party arising during or attributable to the period prior to expiration or earlier termination of this Agreement, including but not limited to those obligations and rights related to indemnification, shall survive such expiration or earlier termination.
23. **Governing Law and Venue.** This Agreement and the rights of the Parties shall be governed by and construed or enforced in accordance with the laws of the State of Florida. Venue for any action arising out of this Agreement is in the courts of St. Lucie County, Florida. Any action shall be tried as a non-jury case.

(REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly-authorized representatives, as of the date first above written.

**OWNER/RECIPIENT WITNESSES:**

Sign: [Signature]  
Print: Reynolds Avenue  
Date: 8-29-25

Sign: [Signature]  
Print: Holly E TARR  
Date: 8-29-25

**CITY WITNESSES:**

Sign: [Signature]  
Print: Tina Reil  
Date: 9/9/2025

Sign: [Signature]  
Print: USA CITIZENS  
Date: 9/9/2025

**OWNER/RECIPIENT:**

BUNWIN, INC., by  
Sign: [Signature]  
Print: STEVEN TARR  
Title: PRES.  
Date: 8/29/25

**ACCEPTED FOR THE FORT PIERCE REDEVELOPMENT AGENCY:**

Sign: [Signature]  
Print: Linda Hudson  
As its: Chair  
Date: 9/9/2025

**APPROVED AS TO FORM & CORRECTNESS:**

[Signature]  
Sara Hedges, Esq.  
Agency Attorney

(4)

## APPENDIX "A"

### PROJECT DEVELOPMENT PLAN

510 ORANGE AVENUE FORT PIERCE, FL 34950

#### Project Description

This Commercial Façade Grant is awarded to Bunwin, Inc., for the renovation of property located at 510 Orange Avenue. This grant will provide funds to assist the Recipient improve the property. The purpose of the intended renovation is to substantially improve the façade of the Property by paving and striping the parking lot, repairing the awning/canopy, improving landscaping, installing exterior front entrance flooring, adding exterior lighting, painting the exterior, and installing a fence.

The Recipient will provide to the FPRA a Final Report documenting all construction costs incurred in association with the improvement included in the Application (Appendix "B") prior to receiving reimbursement payment(s). Recipient must include:

- A. FPRA Reimbursement Request Form
- B. Completed W-9, as required by law, for the Recipient of the grant funds.
- C. Copies of all required closed permits.
- D. Copies of all invoices
- E. Proof of payment (Cancelled checks or bank statements)
- F. Photographs of the work undertaken
- G. Releases of liens (if applicable)
- H. Occupancy certificates (if applicable)

**Maximum FPRA Grant Award** : Fifty percent (50%) of eligible costs, not to exceed Twenty-Five Thousand Dollars (\$25,000.00).

#### Project Timelines

1. The Recipient must receive the building permits within six months of the Effective Date. During this time period, the Recipient shall provide evidence of the building permit approval to the FPRA.
2. The Recipient shall complete the Project within twelve months after the issuance of the building permits.
3. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.
4. The Recipient must provide written progress updates upon request by the FPRA.
5. Requests for payment to the FPRA, shall include the Final Report documentation itemized above.
6. Completion and/or occupancy and full operation of the services described in this Agreement shall be achieved by March 9, 2027.

These reports/request can be sent electronic or by postal mail:

Fort Pierce Redevelopment Agency

100 N US Hwy 1

Fort Pierce, FL 34950

[fpra@cityoffortpierce.com](mailto:fpra@cityoffortpierce.com)

**APPENDIX "B"**

**APPLICATION PACKET**

**510 ORANGE AVENUE FORT PIERCE, FL 34950**

**Print**

## **2025 COMMERCIAL FACADE GRANT PROGRAM - Submission #24096**

**Date Submitted: 6/12/2025**

### **APPLICATION FORM**

The Commercial Façade Grant Program provides financial assistance in the form of a 50% matching reimbursable grant of up to \$25,000 to eligible property or business owners. The program is designed to support improvements to the exterior appearance of commercial properties and encourage private investment in the FPRA district.

#### **Eligible Improvements Include:**

- Awnings/Canopies
- Siding/Stucco
- Windows/Doors
- Decorative Walls and Fencing
- Pedestrian and Bicycle Amenities
- ADA Improvements
- Parking Lot Improvements/Surface parking
- Patio/Deck Improvements
- Exterior Lighting
- Permanent Landscaping
- Security Cameras
- Art installations
- and more

#### **Application Process Summary**

- The application period is open April 17, 2025 until June 17,2025 or until funds are exhausted.
- Within 10 business days of receiving a completed application, staff will contact the applicant to confirm eligibility.
- Every 30 days, eligible applications are reviewed by the Community Redevelopment Agency Advisory Committee (CRAAC).
- The FPRA Board will make the final decision on funding approval.
- All applicants will receive written notification of their approval or denial.
- If approved, FPRA staff will prepare a Grant Agreement to be signed by both the applicant and the FPRA Board.
- Grants cannot be awarded retroactively for work that has already been started or completed.

To review full grant program overview, visit:

[Commercial Façade Program Overview](#)

#### **Property Details:**

Parcel ID Number:\*

2410-606-0004-000-3

If you do not have your parcel ID, visit <https://www.paslc.org/property-search/> to obtain.

Project Property Address:\*

510 Orange Ave

Property Owner (As recorded on Warranty Deed):\*

Bunwin, Inc

Building's Existing Use(s):\*

Vacant

Building's New Use(s) (if applicable):

School

Do you own or lease?\*

- Own
- Lease

Lease Term (if applicable):

5 year

## Applicant Information:

Applicant Name:\*

Bunwin, Inc.

Applicant Title (Business Owner, Property Owner, Business Partner, etc):\*

Legacy School

Email Address:\*

hovenre@gmail.com

Cell Phone Number: \*

5617623732

### Business Information:

Legal Business Name:

Bunwin, Inc.

Federal Employer Identification Number / Tax ID:

65-0383064

Business Structure\*

Corporation

LLC

Partnership

Nonprofit

Sole Proprietorship

Business Type (Restaurant, Retail, Office, Mixed-Use etc):\*

Educational Use (new)

Business Phone Number\*

5617623732

Website (If applicable)

Mailing Address (If different):

Number of Years in Business:\*

new

Number of Years at Current Address:\*

new

If not currently open for business at this location, when do you expect to open?

August 2026

### Project Details:

Grant amount requested?

\$25,000

Note: This grant offers financial assistance in the form of a reimbursable grant, matching 50% up to \$25,000.

What is the total estimated project cost?

\$75,000

The costs must be verified by licensed contractors.

Estimated timeframe for the completion of the project:

6 months

The project must be started within six (6) months from the date of the FPRA Board approval and completed within 12 months of the building permit issuance. Failure to do so, without an approved deviation by the FPRA, will result in termination of the grant.

Proposed Improvements:\*

- |                                                                                        |                                                                                            |
|----------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------|
| <input type="checkbox"/> Siding/Stucco                                                 | <input checked="" type="checkbox"/> Decorative Walls & Fencing                             |
| <input type="checkbox"/> Windows/Doors                                                 | <input type="checkbox"/> Security Camera System                                            |
| <input type="checkbox"/> Awnings/Canopies                                              | <input checked="" type="checkbox"/> Signs                                                  |
| <input checked="" type="checkbox"/> Parking lot repaving, resealing, and/or restriping | <input type="checkbox"/> Mural/Art Installation                                            |
| <input type="checkbox"/> Patio & Deck Improvements                                     | <input type="checkbox"/> Exterior Painting - Only if part of another improvement           |
| <input checked="" type="checkbox"/> Exterior Lighting                                  | <input type="checkbox"/> Roof - Only if visible from street and part of other improvements |
| <input checked="" type="checkbox"/> Permanent Landscaping/Irrigation                   | <input type="checkbox"/> Other (explain in narrative below)                                |

Detailed description of the project improvements to be made:\*

We are planning several key renovations to enhance the overall appearance, functionality, and safety of our facility. These improvements include upgrading the landscaping, repaving the parking lot, and adding exterior lighting. Enhancing the landscaping will significantly boost the property's curb appeal, creating a more welcoming and attractive environment for families and community members. Replacing and repaving the parking lot will not only improve its visual appeal but also provide a smoother and safer experience for vehicles and pedestrians. Additionally, the installation of upgraded lighting throughout the exterior areas will greatly increase safety, particularly during early morning drop-offs and evening events—benefiting the students we serve and the surrounding community. Together, these improvements reflect our commitment to maintaining a secure, inviting, and community-oriented educational space.

**Any facade project completed prior to FPRA staff approval will not be eligible for reimbursement.**

## Required Documentation:

Color photograph of the existing condition of the FRONT of building (1 of 2):\*

Resized\_20240501.jpeg

Color photograph of the existing condition of the FRONT of building (2 of 2):\*

Resized\_20240501.jpeg

Design Proposal/Construction Plans for the Proposed Improvements:\*

510 Orange Legacy Plan.pdf

Submit design and construction plans, project renderings, and any relevant visual materials that clearly convey the proposed physical improvements. Include examples of project colors, materials, specifications, and design elements to illustrate the overall vision and compatibility with the surrounding area.

Proof of ability to fully fund the project, such as bank statements, loan commitments, or other verifiable financial documents.\*

510 Orange Legacy POF.pdf

Please submit a narrative letter that clearly addresses the following points to support your application for the grant:\*

510 Orange Legacy Plan.pdf

- Explain why this property should be selected to receive funding through the grant program.
- Describe the need for financial assistance and why this funding is critical to the completion of your project.
- Describe how your project will enhance the visual appeal of the FPRA area and contribute to the elimination of slum and blight on the property and in the surrounding environment.
- Highlight any innovative or visually appealing elements of your façade design. Discuss how the project complements the neighborhood's architectural style and incorporates sustainable, long-lasting improvements.
- Describe how your project will benefit the community and generate positive outcomes for the public.
- Explain how the proposed improvements align with and support the goals outlined in the FPRA Plan.

To view the FPRA Plan, visit: <https://cityoffortpierce.com/DocumentCenter/View/9381/2020-Updated-FPRA-Plan>

## Cost Estimates

Cost estimates from a licensed contractor issued within the previous 90 days of this application submission. Estimates should be broken out in detail, especially if any non-eligible improvements are being completed, as this allows FPRA to compare based on only grant eligible improvements being performed

### Cost Estimate #1\*

510 Bid Graham.pdf

### Cost Estimate #2

510 Orange Bid Innov.pdf

Signature

Electronic Signature\*

Steven Tarr

### **Public Records Disclosure:**

**If you choose to provide information through any form on this site, unless specifically exempted by Florida Statutes, such information is a public record under Florida's Government in the Sunshine Laws and available for public inspection upon demand.**

### **Certification Statements for Commercial Façade Grant Program Application Submission**

- 1. By signing this application electronically, you certify that all of the information you have submitted as a part of this application process is true, complete, and accurate to the best of your knowledge, and that you have read and understand the Commercial Façade Grant Program Overview and application requirements.**
- 2. I authorize the City of Fort Pierce, the FPRA, and their agents to photograph the applicant, property, or business for documentation purposes and promotional use related to this grant program**

From: **Bryan Vargas** <[bryanvargas1990@gmail.com](mailto:bryanvargas1990@gmail.com)>  
Date: Sun, May 25, 2025 at 4:56 PM  
Subject: Re: 510 Orange  
To: Legacy Consortium <[legacyconsortiumllc@gmail.com](mailto:legacyconsortiumllc@gmail.com)>

These are the plans for outside.

We are planning several key renovations to enhance the overall appearance, functionality, and safety of our facility. These improvements include upgrading the landscaping, repaving the parking lot, and adding exterior lighting. Enhancing the landscaping will significantly boost the property's curb appeal, creating a more welcoming and attractive environment for families and community members. Replacing and repaving the parking lot will not only improve its visual appeal but also provide a smoother and safer experience for vehicles and pedestrians. Additionally, the installation of upgraded lighting throughout the exterior areas will greatly increase safety, particularly during early morning drop-offs and evening events—benefiting the students we serve and the surrounding community. Together, these improvements reflect our commitment to maintaining a secure, inviting, and community-oriented educational space.



# Di Pompeo

Construction Corporation  
CGC #037741 • A Family Tradition Since 1927

General Contractor • Design Builder • Construction Manager

Bunwin, Inc.  
Attn: Steve Tarr

July 24, 2025

Project: 510 Orange Ave

Per your request we propose to perform the following:

1. Pavement and striping.
2. Awning/canopy repairs.
3. Landscaping improvements.
4. Exterior front entrance flooring install.
5. Recirculate driving patterns for dropoff.
6. Install exterior lighting.
7. Paint exterior.
8. Install fencing.

Our total price would be \$73,900 utilizing an AIA contract form.

Thank you so much for the opportunity.

Sincerely,

Di Pompeo Construction Corp.

  
John Di Pompeo Jr.  
President

[www.dipompeoconstruction.com](http://www.dipompeoconstruction.com)

111 Orange Avenue, Suite #318, Fort Pierce, Florida 34950 • Telephone: (772) 932-4013  
2301 N.W. 33<sup>rd</sup> Court, Unit #102 • Pompano Beach, Florida 33069 • Telephone: (954) 917-5252 • Fax: (954) 974-4646



Graham williams  
811 sw rocky bayou terrace  
Psl, FL, 34986

# INVOICE

Steve Tar  
510 Orange Av  
Fort Pierce, FL, 34986

**Invoice #** 0000426  
**Invoice Date** 06/12/2025  
**Due Date** 06/12/2025

Item	Description	Unit Price	Quantity	Amount
Service		73000.00	1.00	73,000.00
<b>NOTES:</b> Improvements project: 1. Pavement and striping. 2. Awning/canopy repairs. 3. Landscaping improvements. 4. Exterior front entrance flooring install. 5. Recirculate driving patterns for dropoff. 6. Install exterior lighting. 7. Paint exterior. 8. Install fencing. 9. 20% is due upon approval of work to begin				
		<b>Subtotal</b>		73,000.00
		<b>Total</b>		73,000.00
		<b>Amount Paid</b>		0.00
		<b>Balance Due</b>		\$73,000.00



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## 510 Orange Ave Improvements Quote

1 message

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**JB** <jwb0409@yahoo.com>

Thu, Jun 12, 2025 at 7:13 AM

To: Steve Tarr <Hovenre@gmail.com>

innovative Carpentry Services

Re: Quote for 510 Orange Ave Improvements

> Improvements project:

- > 1. Pavement and striping.
- > 2. Awning/canopy repairs.
- > 3. Landscaping improvements.
- > 4. Exterior front entrance flooring install.
- > 5. Recirculate driving patterns for dropoff.
- > 6. Install exterior lighting.
- > 7. Paint exterior.
- > 8. Install fencing.

Estimated Total: \$75,000

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**Peter Kafel**  
**Creative Design Contracting Co. Inc.**  
**CGC1512898**

Re: Quote for 510 Orange Ave  
Improvements

Improvements project:

1. Pavement and striping.
2. Awning/canopy repairs.
3. Landscaping improvements.
4. Exterior front entrance flooring install.
5. Recirculate driving patterns for dropoff.
6. Install exterior lighting.
7. Paint exterior.
8. Install fencing.

Estimated Total: \$75,000













**From:** [Katherine Calderon](#)  
**To:** [Miriam Garcia](#); [Lauryn Bly](#)  
**Subject:** RE: 510 Orange Ave - 2410-606-0004-000-3  
**Date:** Wednesday, June 11, 2025 11:24:01 AM  
**Attachments:** [image003.png](#)

Please see the results below.

SEARCH REQUEST INFORMATION		
PROPERTY ADDRESS:	510 Orange Ave	<input checked="" type="checkbox"/> IS IN THE CITY
PARCEL ID#:	2410-606-0004-000-3	<input type="checkbox"/> IS IN THE COUNTY

CODE ENFORCEMENT ACTIVITY (SEE ATTACHED)		
THE CITY OF FORT PIERCE DOES NOT HAVE A VACANT PROPERTY REGISTRATION		
Current Code Violations	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Recorded Liens	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	LIEN AMOUNT:
Other Charges	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	AMOUNT DUE:
Explanation of Other Charges		

NUISANCE ABATEMENT ACTIVITY (SEE ATTACHED)		
Lot Clearing Lien(s)	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	LIEN AMOUNT:
Demolition Lien(s)	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	LIEN AMOUNT:
Other Liens	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	LIEN AMOUNT:

Best Regards,

[Katherine Calderon](#) | Executive Assistant | City of Fort Pierce  
 Community Response Divisions  
 Code Enforcement & Animal Control  
 Phone: 772.467.3149 100 North U.S. 1 Fort Pierce, FL 34950



**From:** Miriam Garcia <[mgarcia@cityoffortpierce.com](mailto:mgarcia@cityoffortpierce.com)>  
**Sent:** Tuesday, June 10, 2025 2:26 PM  
**To:** Lauryn Bly <[lbly@cityoffortpierce.com](mailto:lbly@cityoffortpierce.com)>  
**Cc:** Katherine Calderon <[kcalderon@cityoffortpierce.com](mailto:kcalderon@cityoffortpierce.com)>  
**Subject:** 510 Orange Ave - 2410-606-0004-000-3

Good afternoon,

The property owner of 510 Orange Avenue applied for the commercial façade grant.

At your convenience, please provide a lien search for the following property:

510 Orange Ave - 2410-606-0004-000-3

Kindest regards,



**Miriam Garcia, FRA-RP**  
**Redevelopment Specialist**  
**Dept. of Community & Economic Development**  
**City of Fort Pierce**  
100 N U.S. 1 Fort Pierce, FL 34950  
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## ADDITIONAL INFORMATION RECEIVED 8/6/25

At our core, we are a community-centered school—deeply rooted in the vibrant fabric of our local neighborhood and committed to being a place of learning, connection, and pride. As we continue to grow and establish ourselves as the “Home of the Peacocks,” we are embracing the unique identity of our downtown location and making meaningful investments to create a school environment that reflects the heart and soul of the community we serve.

We are excited to announce a series of key renovations that will enhance the appearance, safety, and overall functionality of our campus. These upgrades are not just about improving a building—they’re about uplifting a space that so many of our students, families, and staff call home during the school day. They are a reflection of our belief that every child deserves to walk into a school that is safe, beautiful, and filled with a sense of purpose and belonging.

One of our first major improvements will be the installation of school signage on the building itself—clearly and proudly identifying who we are. This visible statement of identity will ensure that our students know they belong here and that our community can recognize and support the important work happening inside our walls.

We are also adding custom graphic coverings to the school windows. These coverings will not only enhance the visual appeal of our building but also provide an added layer of safety. The material allows those inside to see out while preventing visibility from the outside in—offering privacy, security, and peace of mind for students and staff alike.

In addition, we are investing in thoughtful landscaping upgrades to beautify our campus and create a welcoming first impression. The landscape surrounding the school will be refreshed and consistently maintained, with new greenery and design features added to both the front of the building and along the side area by the parking lot. These enhancements will provide a more inviting atmosphere for families at arrival and dismissal and help foster pride in our school among students and neighbors.

Our parking lot will also be completely repaved, addressing wear and tear to ensure a smoother, safer experience for both drivers and pedestrians. This improvement, coupled with the addition of upgraded exterior lighting, will make early morning drop-offs and evening events more accessible, secure, and enjoyable for everyone.

Together, these upgrades are much more than physical improvements—they are a tangible representation of our commitment to excellence, safety, and community. As we make these changes, we are building more than just a school; we are building a beacon of hope, pride, and possibility for our students and families.

We are incredibly grateful for the opportunity to serve this community, and we look forward to continuing to grow and thrive—together.

