



**CRA**  
**Agenda Request Form**

**Meeting Date: November 20, 2024**

**Agenda Item No.**

**Agenda Title: Second Amendment to the Agreement with Lake Park Group (Oceana Coffee)**

☐ SPECIAL PRESENTATION/REPORT    ☐ CONSENT AGENDA  
☐ OLD BUSINESS    ☒ NEW BUSINESS  
☐ DISCUSSION FOR FUTURE ACTION    ☐ OTHER: General Business

**Bambi McKibbon-**

**Approved by Executive Director: Turner**

**Date:**

Digitally signed by Bambi McKibbon-Turner  
DN: cn=Bambi McKibbon-Turner, o=Town of Lake Park,  
ou=Assistant Town Manager/Human Resources  
Director, email=bturner@lakeparkflorida.gov, c=US  
Date: 2024.11.18 16:41:55 -05'00'

**Allison Justice, CRA Administrator**

Name/Title

<b>Originating Department:</b>  <b>Executive Director</b>	Costs: \$ Funding Source: Acct. # [ ] Finance _____	<b><u>Attachments:</u></b> <b>➔ Resolution</b> <b>➔ Amendment</b>
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### **Summary Explanation/Background:**

In December 21, 2022 by Resolution 75-11-22, the Lake Park CRA entered into a Grant Agreement with the Lake Park Group (Oceana Logistics International; Kiss Kitchens and Florida Canning) for the property located at 1301 10<sup>th</sup>. The total grant amount was for five payments of \$200,000, totaling \$1,000,000.

### **The following are some major terms from the Original Agreement:**

1. Total Grant: \$1,000,000
2. Payments: \$200,000 – equal increments over five years, beginning November 2022
3. Condition: Construction value over \$6,000,000
4. Construction Start: Feb 1, 2023
5. Certificate of Completion: 18 months after construction start or August 1, 2024

### **First Amendment:**

The First Amendment of the Agreement with Lake Park Group was approved on May 3, 2023 via Resolution 36-04-23. The following are the significant changes from the Original Agreement:

1. Site Plan Amendment
2. Construction Start: September 15, 2023
3. Certificate of Completion: December 15, 2024 (18 months)

### **Second Amendment Request:**

The Lake Park Group is currently requesting an amendment to the Grant Agreement due in a delay in the project due to a number of factors, including from Hurricane Helene and Milton, which delayed a repair needed by FPL as well as additional requirements set forth by Seacoast Utilities.

On September 18, 2024 a utility subcontractor damaged an FPL line to a transformer, which subsequently damaged the transformer, causing a requirement for a full replacement. However, the following week, Hurricane Helene hit the west coast of Florida, which required additional manpower from FPL.

Hurricane Milton on October 10, 2024 further delayed FPL and they were finally able to replace the transformer on October 22, 2024.

There were additional delays with requested changes to approved plans by Seacoast in late September 2024, so the project is currently behind schedule.

### **Request:**

1. Extend the Certificate of Completion deadline June 30, 2025

### **Recommended Motion: Approve Resolution and 2<sup>nd</sup> Amendment**