

# Diamond Square CRA

## COMMERCIAL FAÇADE IMPROVEMENT PROGRAM GRANT APPLICATION

The Diamond Square Community Redevelopment Agency (DS CRA) sponsors a Commercial Façade Improvement Program (CFIP) to assist in the improvement of real property located in the CRA Area. Matching grants of up to \$10,000 are available per commercial parcel/project to qualified applicants whose property is located in that portion of the Redevelopment Area eligible for grant funding. **Applications must be submitted ONE MONTH in advance of each CRA meeting.** The DS CRA meets on the third Monday of each month.

Property Owner: Houis and Box LLC

Applicant Name: James Box

Phone Number: 863-381-9676

Mailing Address: 1149 Lake Dr, Cocoa, FL 32922

Property Address: \_\_\_\_\_

Business Name: Just for Kids

Description of planned improvements:

Installing 6ft privacy fence around property. Vinyl fencing

Total Project Cost: \$7,610.00

Grant Funds Requested: ~~7,610.00~~ \$3805.00

### Applicant/Owner Certification

I hereby submit this application and required documents. I have read the CFIP Grant requirements. I understand that the project must be completed within one year from the date written approval is received, unless otherwise approved or extended. I understand that grant funds will be provided on a reimbursement basis once all work is complete. I agree to leave the completed project in its approved design and colors for a period of five years from the date of completion. I understand that this Agreement will contain a covenant running with the land that binds future successors to also maintain the improvements and failure to maintain the improvements shall be a breach of the covenant and will result in having to pay back the entire amount of the grant plus interest.

James Bt  
Signature of Owner/Applicant

11-7-19  
Date

### Application Requirements

- ✓1. Copy of Deed/Proof of Ownership
- 2. Copy of City local business tax receipt
- ✓3. Color Photographs/Slides of Current Condition

- ✓4. Site Survey (required ONLY in the case of landscaping improvements)
- ✓5. Estimates/quotes/bids for all costs associated with the project ("Sweat equity" hours will not be credited.)
6. Complete, written scope of rehabilitation work
- ✓7. Complete, written description of the projects ability to meet the design criteria for funding outlined on the third page of this application
8. Evidence (such as a letter from your banker) of available private funds to pay for the rehabilitation. (The Commercial Façade Program is a reimbursement program in which funds are paid to owners after receipts have been given to the city showing that all contractors and sub-contractors have been paid in full.)
- ✓9. Proof of insurance coverage (Please ask your insurance agent to send the Accord Form)

#### **Program Guidelines**

To be eligible to receive a grant, the applicant must:

- ✓• Own the subject property (property owners may designate a tenant as their agent, but the owner shall sign the CFIP Application);
- ✓• Own property in a commercially zoned area within the CRA that is not used solely for residential purposes;
- ✓• Have a current City of Cocoa local business tax receipt or obtain one prior to reimbursement of funds;
- Be current on all property taxes and utility charges; and
- ✓• Own property suitable for façade improvement, as determined at the sole discretion of the Cocoa CRA.

The following applicants/properties are ineligible to receive a grant:

- ✓• Properties used solely for residential purposes, including multi-family and single-family residences. Vertically-mixed uses with a non-residential component are permitted at the discretion of the Board;
- ✓• Non-profit corporations, unless (i) a substantial portion of the property is used for commercial purposes and is subject to ad valorem taxation; or (2) the non-profit corporation's property is of historic or cultural significance in the City of Cocoa; and
- Owners of vacant land

#### **Eligible and Ineligible Expenses**

All improvements eligible for matching funds must be visible from the public right-of-way and must be intended to preserve and protect the structure or aesthetic integrity of the commercial building.

Eligible primary improvements for grant matching funds include:

- Façade rehabilitation
- Removal of deteriorated or undesirable exterior alterations
- Stucco restoration
- Replacement or reconstructive woodwork
- Replacement, repair, or restoration of cornices, eaves, parapets, or other architectural features
- New doors and windows
- Restoration of historically appropriate doors, windows, or building features
- Signs, awnings, and canopies
- Exterior lighting
- Entranceway modifications that improve the appearance or access to the commercial building

- Landscaping, including hardscaping around the perimeter of the property and irrigation if needed to support landscaping. Preference given to drought-tolerant trees and plants. Must be consistent with City of Cocoa Code.
- ✓ • Fencing around the perimeter of the property (must be substantially visible from the right-of-way)

The following ancillary work may be eligible for matching funds only when performed in conjunction with a primary improvement:

- Building cleaning (non-sandblasting)
- Painting

Ineligible improvements include:

- New building construction or new building additions
- Roof repairs
- Interior improvements
- Portable signs, such as sandwich boards or A-frame signs
- Flags and banners
- Tables, chairs, and umbrellas
- Acquiring property
- Improvements completed prior to Application submittal
- Parking lot improvements
- Improvements that are not substantially visible from the public right-of-way

### **Application Process**

The Application will be processed in the following manner:

1. The Office of Economic Development will review all filed Applications for completeness and will return any Application that is not deemed complete.
2. A site inspection must be scheduled by the City of Cocoa building inspector to determine if the building is suitable for the façade improvements proposed, i.e., that the building's current condition will support the improvements. The Applicant shall agree to provide access to the property for purposes of inspection.
3. The Office of Economic Development will evaluate all filed Applications in accordance with the above-described priorities and requirements of this Policy.
4. Completed and evaluated Applications will be scheduled for consideration by the Cocoa CRA
5. Applicants shall be present and prepared to discuss the proposed improvements.





# Brevard County Property Appraiser

Titusville • Merritt Island • Viera • Melbourne • Palm Bay

Phone: (321) 264-6700

<https://www.bcpao.us>

## PROPERTY DETAILS

Account 2424325  
 Owners Hovis & Box LLC  
 Mailing Address 2725 Cheyenne Rd Sebring FL 33875  
 Site Address 1149 Lake Dr Cocoa FL 32922  
 Parcel ID 24-36-32-03-\*21  
 Property Use 1950 - Day Care Center  
 Exemptions None  
 Taxing District 23D0 - Cocoa  
 Total Acres 0.40  
 Subdivision Barlows Subd  
 Site Code 0315 - Lake Dr  
 Plat Book/Page 0003/0005  
 Land Description Barlows Subd Lot 21 & W 25 Ft Of Lot 20 S Of Road  
 Exc Orb 3864 Pg 77



## VALUE SUMMARY

Category	2019	2018	2017
Market Value	\$288,230	\$284,560	\$299,500
Agricultural Land Value	\$0	\$0	\$0
Assessed Value Non-School	\$288,230	\$284,560	\$299,500
Assessed Value School	\$288,230	\$284,560	\$299,500
Homestead Exemption	\$0	\$0	\$0
Additional Homestead	\$0	\$0	\$0
Other Exemptions	\$0	\$284,560	\$299,500
Taxable Value Non-School	\$288,230	\$0	\$0
Taxable Value School	\$288,230	\$0	\$0

## SALES/TRANSFERS

Date	Price	Type	Parcel	Deed
10/24/2019	--	QC	Improved	8579/2961
03/08/2019	--	MISC	Improved	8579/2959
12/11/2018	\$550,000	WD	Improved	8328/0835
05/16/2008	--	QC	Improved	5866/9003
11/30/2001	\$287,000	WD	Improved	4477/2245
05/01/1991	\$112,500	PT	Improved	3125/1350
11/28/1989	--	CT	--	3030/3073
07/12/1988	\$1,000	WD	--	2955/0100
11/16/1979	\$71,100	QC	--	2600/2144

## BUILDINGS

### PROPERTY DATA CARD #1

**Building Use:** 1950 - Day Care Center

Materials	Details	
Exterior Wall:	Stucco , Brick	Year Built 1963
Frame:	Masnryconc , Wood Frame	Story Height 9
Roof:	Asph/Asb Shngl	Floors 2
Roof Structure:	Wood Truss	Residential Units 1
		Commercial Units 0

### Sub-Areas

### Extra Features



BTR Approved

BALANCE DUE INVOICE  
City of Cocoa

1/27/20  
8:47:25

LICENSE NUMBER : 20-00008156  
BUSINESS ADDRESS : 1149 LAKE DR  
CLASS : Social Assistance  
HOVIS AND BOX LLC DBA: JUST FO  
NEW/TRANSFER

FEE DESCRIPTION	AMOUNT DUE	AMOUNT PAID	PERIOD
NEW LICENSE - LIC CHRGS	74.00	.00	10/19-09/20
TOTALS:	74.00	.00	

Please present this receipt to the cashier with full payment.

1/27/20  
24  
@mated

After Recording Return To:  
Martha Eskuchen  
Oceanside Title, Inc.  
4442 Lafayette Street  
Marianna, FL 32446

This Instrument Prepared by:  
Martha Eskuchen  
Oceanside Title, Inc.  
4442 Lafayette Street  
Marianna, FL 32446

as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):  
24-36-32-03-00000.0-0021.00 and 24-36-32-03-00000.0-0022.00  
File No.: F1810-10

### CORRECTIVE DEED

This Corrective Deed, made the 11th day of December, 2018, by Priscilla J. Demps, Surviving Trustee of THE DEMPS REVOCABLE LIVING TRUST, hereinafter called the grantor, whose post office address is: 209 Upper Muirfield Ct., St. Charles, FL 66304, to HOVIS & BOX, LLC, a Florida Limited Liability Company, whose post office address is: 2725 Cheyenne Rd, Sebring, FL 33875, hereinafter called the grantee,

WITNESSETH: That said grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Brevard County, Florida, to wit:

SEE EXHIBIT A ATTACHED HERETO

THIS DEED IS GIVEN AS CORRECTIVE DEED TO ADD TRUSTEE GRANTOR IN ADDITION TO the Warranty Deed dated December 11, 2018 recorded 12/13/2018 in Official Record Book 8328, Page 835, public records of Brevard County, Florida.

The property is not the homestead of the Grantor(s).

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to 2018, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES

TWO SEPARATE DISINTERESTED WITNESSES REQUIRED

Witness Signature: [Signature]

Printed Name: TAMERA HITE

Witness Signature: [Signature]

Printed Name: ASHLEIGH HOLLANDER

[Signature]  
Priscilla J. Demps, Surviving Trustee of THE  
DEMPS REVOCABLE LIVING TRUST

State of Missouri  
County of St. Charles

The foregoing instrument was acknowledged before me this 24th day of October, 2019 by Priscilla J. Demps, Surviving Trustee of THE DEMPS REVOCABLE LIVING TRUST. She is personally known to me or has produced MO DL as identification.

[Signature]  
Notary Public Signature

Printed Name: LUIS FELIPE QUINTANAR MORA

My Commission Expires: 03/25/23

LUIS FELIPE QUINTANAR MORA  
Notary Public - Notary Seal  
State of Missouri  
Commissioned for St. Charles County  
My Commission Expires: Mar. 25, 2023  
19391987

After Recording Return To:  
Oceanside Title, Inc.  
4442 Lafayette Street  
Marianna, FL 32446

This Instrument Prepared by:  
Martha Eskuchen  
Oceanside Title, Inc.  
4442 Lafayette Street Marianna, FL 32446  
as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.  
Property Appraisers Parcel I.D. (Folio) Number(s):  
24-36-32-03-00000.0-0021.00  
and 24-36-32-03-00000.0-0022.00  
File No.: F1810-10


TRUSTEE AFFIDAVIT

State of MISSOURI  
County of ST CHARLES

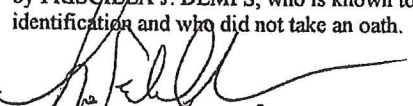
Before Me, the undersigned Notary Public, personally appeared **PRISCILLA J. DEMPS**, who being by me first duly sworn, deposes and says:

1. Affiant is **Priscilla J. Demps, Surviving Trustee of THE DEMPS REVOCABLE LIVING TRUST**, hereinafter "the Trust", and this affidavit is made upon personal knowledge.
2. Affiant is the surviving spouse of Joseph Demps who died on 3/8/2019 as evidenced by the certified copy of death certificate, presented to Attorney Martha S. Eskuchen/Oceanside Title, Inc.
3. Affiant and her husband, Joseph Demps, initially took title to the property described herein as **JOSEPH DEMPS & PRISCILLA J. DEMPS OR THEIR SUCCESSORS, TRUSTEES OF THE DEMPS REVOCABLE LIVING TRUST** by deed dated May 16, 2008, recorded May 29, 2008 in Official Records Book 5866, Page 9003, public records of Brevard County, Florida.
4. Affiant and her husband intended to transfer the property from themselves individually and as Trustees of the Trust to themselves individually by Corrective Quit Claim deed dated December 8, 2017, recorded December 15, 2017 in Official Records Book 8050, Page 325, public records of Brevard County, Florida. Said deed was title a "Corrective Deed" noting corrections to 'notarization errors' and this created question in the title chain.
5. Description of Property: Street Address: 1149 Lake Dr., Cocoa, FL 32922. Legal Description attached hereto as Exhibit "A".
6. Affiant is familiar with the Trust referred to above, and can state that:
  - (A) The powers of investment by Trustee required under Florida Statute 689.071, including authority to sell or transfer property, are set forth in ARTICLE 5-1 (A) (Insert Article and Paragraph/Section Number) thereof; and
  - (B) The duties and powers contained in said Trust Declaration are such that the subject Trust may be classified an Active Trust.
  - (C) The Trust was not Amended.
  - (D) The Trust had not been revoked as of the date of the transfer.
  - (E) Affiant is the sole surviving Trustee and is authorized under the Trust to execute a deed of conveyance.

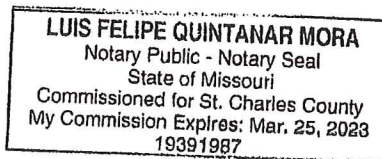
Further affiant sayeth naught.

  
PRISCILLA J. DEMPS, Trustee

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of October, 2019 by **PRISCILLA J. DEMPS**, who is known to me or who produced Driver's License as identification and who did not take an oath.

  
Notary Public State of MISSOURI

SEAL/ My commission Expires





After Recording Return To:  
Martha Eekuchen  
Oceanside Title, Inc.  
4442 Lafayette Street  
Marianna, FL 32446

This Instrument Prepared by:  
Martha Eekuchen  
Oceanside Title, Inc.  
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as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):  
24-36-32-03-00000.0-0021.00 and 24-36-32-03-00000.0-0022.00  
File No.: F1810-10

### WARRANTY DEED

This Warranty Deed, made the 11<sup>th</sup> day of December, 2018, by Joseph Demps, Priscilla J. Demps, and Demps Christian Child Care, LLC a Florida Limited Liability Company, hereinafter called the grantor, whose post office address is: 209 Upper Muirfield Ct., St. Charles, FL 33804, to HOVIS & BOX, LLC, a Florida Limited Liability Company, whose post office address is: 2725 Cheyenne Rd, Sebring, FL 33875, hereinafter called the grantee, MO 63304

WITNESSETH: That said grantor, for and in consideration of the sum of \$550,000.00 Dollars and other valuable considerations; receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Brevard County, Florida, to wit:

SEE EXHIBIT A ATTACHED HERETO

The property is not the homestead of the Grantor(s).  
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 2018, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES  
TWO SEPARATE DISINTERESTED WITNESSES REQUIRED

Witness Signature: Deborah Eckert

Printed Name: Deborah Eckert Joseph Demps, Individually

Witness Signature: Charles Eckert

Printed Name: Charles Eckert

Demps Christian Child Care, LLC  
a Florida Limited Liability Company

Joseph Demps  
Joseph Demps, AMBR/MGRM

State of Missouri  
County of St. Louis

The foregoing instrument was acknowledged before me this 10<sup>th</sup> day of Dec 2018  
by Joseph Demps, Individually and as AMBR/MGRM of DEMPS CHRISTIAN CHILD CARE, LLC, a  
Florida Limited Liability Company. He/She is personally known to me or has  
produced MO DL as identification.

Notary Public Signature

Printed Name: Deborah Eckert

My Commission Expires:



DEBORAH ECKERT  
My Commission Expires  
October 25, 2020  
St. Louis County  
Commission #12409176

EXHIBIT "A"  
LEGAL DESCRIPTION

Parcel 1 - Office

That part of Lots 20 and 21, of Barlow's Subdivision, according to the plat thereof recorded in Plat Book 3, Page 5, of the Public Records of Brevard County, Florida, lying South of the South right of way line of State Road 206, as shown by information plat showing incision of State Road 206 in Lots 13 to 25 inclusive, Barlow's Subdivision, as recorded in Plat Book 8, Page 45, Public Records of Brevard County, Florida, described as follows, to-wit:

Begin at the Southwest corner of said Lot 21; thence go North along the West line of said Lot 21, 196.7 feet to the South right of way line of State Road 206; thence run the South line of State Road 206 Southeasterly to a point 25 feet by right angle measurement from the West line of Lot 20, said subdivision, which point is on the West boundary line of land described in Deed recorded in Deed Book 393, Page 159, of the Public Records of Brevard County, Florida; thence go South parallel to the West line of Lot 21, and 25 feet distant East therefrom to a point on the South line of said Lot 20; thence run the South line of Lots 20 and 21, West 100 feet to the Point of Beginning. Said lands being the West 25 feet of Lot 20 and all of Lot 21, lying South of State Road 206.

Parcel 2 - Adjoining Lot

That portion of Lot 22, Barlow's Subdivision, as per plat thereof recorded in Plat Book 3, Page 5, Public Records of Brevard County, Florida, described as follows:

Begin at a point on the East line of the said Lot 22, 196.7 feet North of the Southeast corner of said lot; thence run the East line South to the Southeast corner of said lot; thence run the South line of said lot to the Southwest corner of said lot; thence run the West line of said lot North, 235.1 feet; thence run Southeasterly across said Lot 22 to the Point of Beginning.

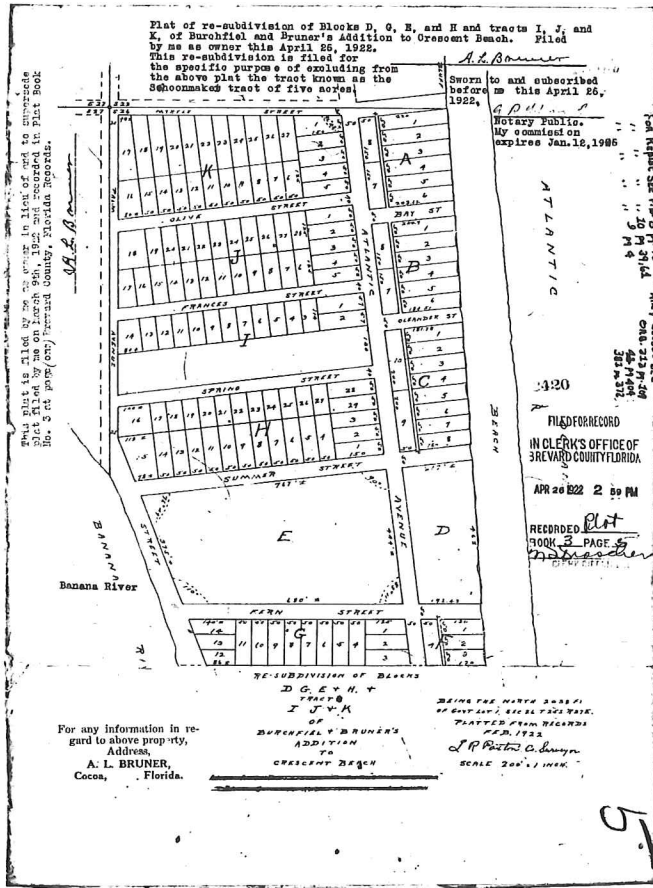
(Less and except that portion conveyed to the City of Cocoa in that certain Warranty Deed recorded in O.R. Book 3864, Page 77, Public Records of Brevard County, Florida, and less road right of way.)













# SKETCH/AREA TABLE ADDENDUM

File No 24243251

Property Address 24-36-32-03-21

City COCOA

County Brevard

State FL

Zip 32922

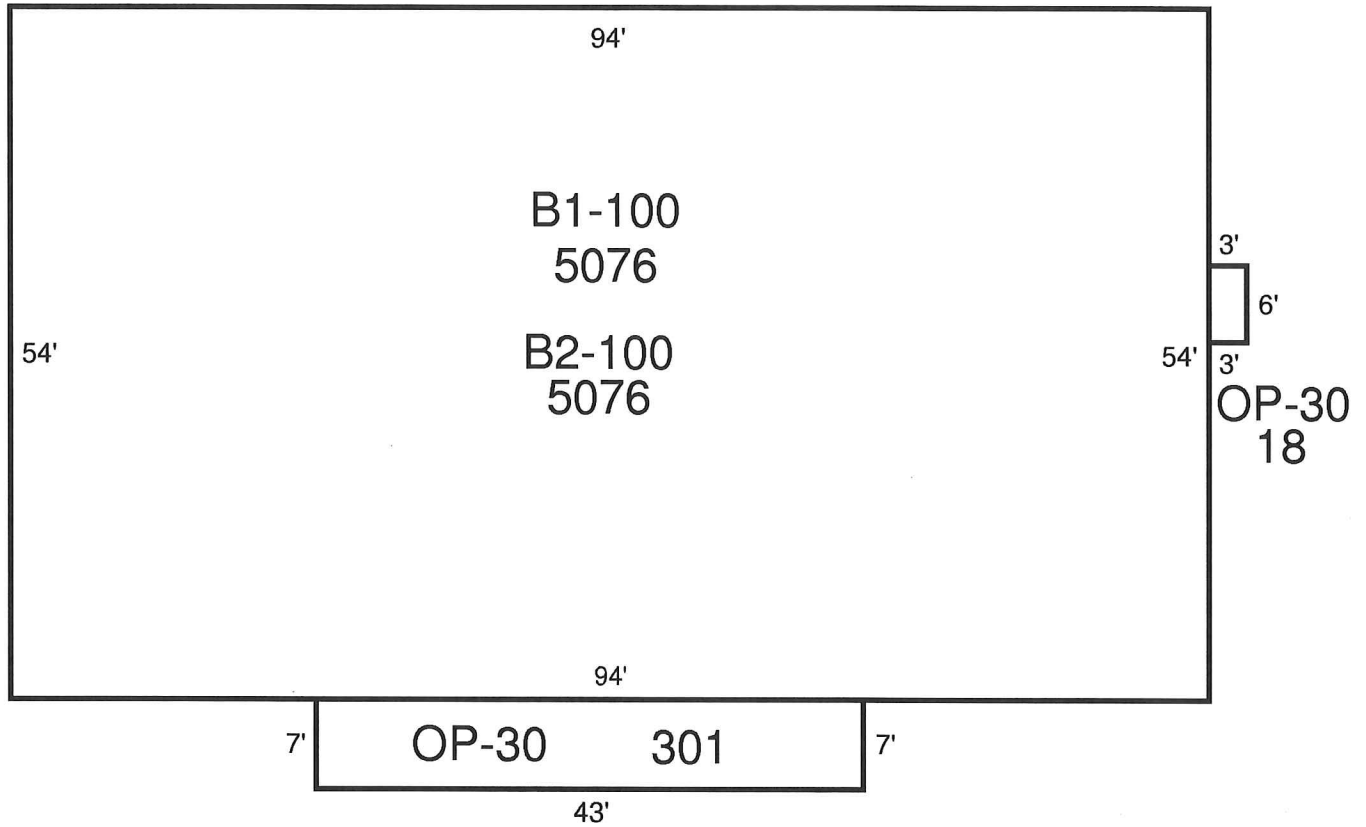
Owner

Client 50

Client Address 1149 LAKE DR

Appraiser Name DENNIS ANTUN

Inspection Date TITUSVILLE



## AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
B1	B1-100	1.00	5076	296	5076
B2	B2-100	1.00	5076	296	5076
OP4	OP-30	1.00	301	100	
	OP-30	1.00	18	18	319



## Just For Kids Improvement Project

Hovis and Box LLC purchased Demps Childcare on 12/12/2018. Hovis and Box LLC has been in the process of remodeling the interior of the school. We have replaced flooring, walls and exterior doors caused by damage from previous owners or people in the community. We have decided to install a privacy fence around the exterior of the property due to safety issues in the community for the families and children that attend. On the west side of the property we have a drug rehabilitation center. We have had variety of calls from the director (Barbie) about unwelcome guest, items being stolen and excessive parking in our lot at night. On the east side of the property the city of cocoa police department has a drive thru to the back of their property. The officer's respond to calls thru the drive thru at a high rate of speed. So it is in the best interest of the school to had a 6ft vinyl privacy fence up for the safety for all families. We would love to have the fence approved and funding available to finish this project.

Thank You

James Box

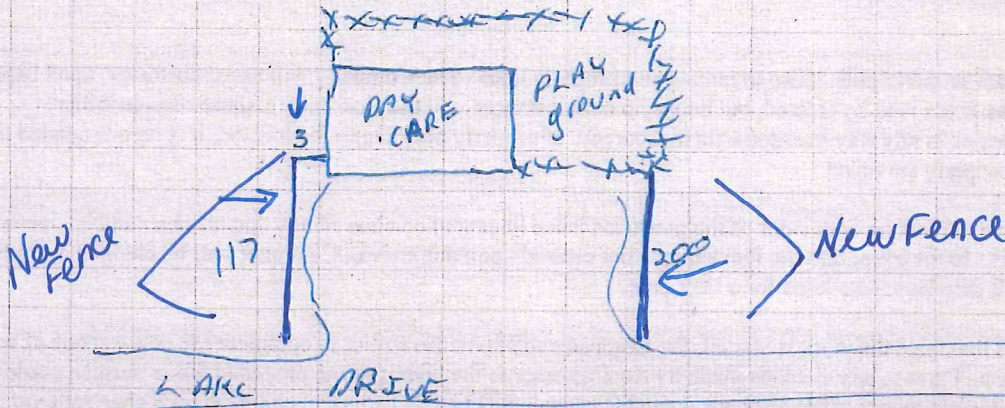


1740 W. King St., Cocoa, FL 32926  
 4630 Lipscomb St. #14 Palm Bay, NE  
 Mailing Address: P.O. Box 3036  
 Cocoa, FL 32924  
**(321) 458-9191**  
 EMAIL: [aaaqualityfence@gmail.com](mailto:aaaqualityfence@gmail.com)  
 License # 09-FE-CT-00114

"Quality is our Speciality"

CONTRACT-This offer guaranteed for 30 Days

Contact	JAMES BOX	Date	8/28/19
Phone# - Contact	863-381-9676	Sales Rep	MARK
Phone# - Job Site		Email	
Buyer:	Just for Kids	Invoice #	- 1611
Address:	1149 Lake Dr		
City, State Zip:	Cocoa, FL 32922		
Job Site Address:			
Billing Address:			



Special Instructions: Install approx 320' LF of 6' high full privacy white vinyl fence no gates.

INSTALL - LEVEL		Core Drill - # Holes		Barb Wire?		GATES		SNG		DBL		SLIDE		CANT	
Straight Top		Privacy Slats Y N		Y N		Quantity									
Countour		Color		Bottom Tension Wire?		H x W									
Stepped		Type		Y N											
WOOD(LF)		C/L(LF)		VINYL(LF)		320'		ALUMINUM/ FIELD FENCE							
STYLE HT		COLOR HT		STYLE Full privacy HT 6'		LF		HT							
PICKETS		GAUGE		COLOR white		COLOR									
	CO.	CUST.		SIZE	GAUGE		SIZE	SPACING		SIZE	SPACING				
REMOVE FENCE			LINE POSTS			LINE POSTS	5x5x8	LINES							
CLEAR LINE			RAILS			PICKETS	3/8x6	RAILS							
TRENCH			TERMINALS			RAILS	1.5x5	PICKETS							
HAUL AWAY			K/K	K/T	T/K	T/T	CAPS: FLAT	GAUGE:							

By execution of this document, Buyer acknowledges that he/she has read and understands the terms and conditions set forth on the reverse and front side hereof and within any attachments. Seller shall not be responsible for and Buyer should hold harmless AAA Quality Fence LLC from any and all damages or liabilities resulting from any cut or damaged lines including, but not limited to gas, water, sprinkler, electric, telephone, fiber optics, cable, etc. Buyer shall comply with all applicable statutes and codes relating to the location of utility lines. Credit Card fee 3% applicable for all credit card charges.

Building Permit - Customer:	Company: X	Buyers Signature:
Lump Sum Total: 7610.00		Buyers Name (Print):
Less Deposit: 2610.00		Sales Rep's Name:
Balance Due (Upon Completion): 5000.00		Sales Rep's Name (Print): MARK Beckemiller
Date:		Sales Rep's Cell#: 321.745.9652

**\*\*Leave fence signs intact for Warranty to be in effect\*\*** The provisions on the reverse side of this contract are made part of this contract.





WELLS FARGO



# BUSINESS CHECKING



Transfer  
Money



Pay Bills



Deposit  
Check



Send  
Money

V State

Available balance

\$13,897.49

Ending collected balance as

\$13,644.54

of 01/24/20





# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

2/4/2019

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Heacock Insurance Group, LLC 32313 Broadway St. Suite 101 Sebring FL 33870	<b>CONTACT NAME:</b> Darlene Dunihue		
	<b>PHONE (A/C, No, Ext):</b> 863-385-5171	<b>FAX (A/C, No):</b> 863-385-4130	
<b>INSURED</b> Hovis & Box, LLC DBA: Just for Kids 1149 Lake Dr Cocoa FL 32922	<b>INSURER(S) AFFORDING COVERAGE</b>		<b>NAIC #</b>
	<b>INSURER A:</b> Markel Insurance Company		38970
	<b>INSURER B:</b>		
	<b>INSURER C:</b>		
	<b>INSURER D:</b>		
	<b>INSURER E:</b>		
<b>INSURER F:</b>			

**COVERAGES****CERTIFICATE NUMBER:** 1182523154**REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> <b>COMMERCIAL GENERAL LIABILITY</b> <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	Y		CCG225101	12/10/2018	12/10/2019	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR <b>EXCESS LIAB</b> <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
A	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/>	N/A	MWC013931201	12/7/2018	12/7/2019	PER STATUTE <input type="checkbox"/> OTH-ER <input type="checkbox"/> E.L. EACH ACCIDENT \$ 100,000 E.L. DISEASE - EA EMPLOYEE \$ 100,000 E.L. DISEASE - POLICY LIMIT \$ 500,000

**DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES** (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Child Day Care Center:  
Just for Kids: 1149 Lake Drive, Cocoa, FL 32922  
Additional Insured in favor of Early Learning Coalition of Brevard County, applies to General Liability Liability when required by written contract or agreement.

**CERTIFICATE HOLDER****CANCELLATION**

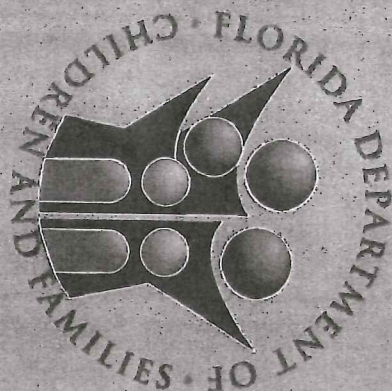
Early Learning Coalition of Brevard County  
1018 Florida Ave  
Rockledge, FL 32955

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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# Annual



State of Florida  
Licensing Agency:  
Department of Children and  
Families, Child Care Regulation &  
Background Screening

375 Commerce Parkway, Ste 101  
Rockledge, FL 32955  
(321) 604-4258

## Child Care Facility Certificate of License

Certificate Number: C18BR0275

Name of Facility: JUST FOR KIDS

Address: 1149 Lake Drive

City: Cocoa

County: Brevard

Zip: 32922

Owner: Hovis & Box LLC

The Department of Children and Families being satisfied that this child care facility or child care program has complied with Chapter 65C-22, Florida Administrative Code, Child Care Standards, adopted by the Department and Authorized in sections 402.301-402.319, Florida statutes, approves an annual license to operate this facility or program.

This certificate is effective

February 7, 2019 Through February 6, 2020

*This license may be revoked or suspended for cause.*

Maximum Licensed Capacity: 153

Hours of Operation:

Mon	Tue	Wed	Thu	Fri	Sat	Sun
06:45AM	06:45AM	06:45AM	06:45AM	06:45AM		
6:00PM	6:00PM	6:00PM	6:00PM	6:00PM		

*Shirley Hovis*