Stuart DEVELOPMENT

City of Stuart CRA

STUART COMMUNITY REDEVELOPMENT AGENCY
BUSINESS IMPROVEMENT REIMBURSEMENT PROGRAM APPLICATION

APPLICANT INFORMATION		
Owner Name:	Juanita D. Geary Rev. Trust u/t/d 9/1/99	
Owner Address:	27 S.E. Ocean Blv., Stuart, Fl 34994	
Phone: 772-288-4357	Email: Chuckgeary@ymail.com	Tax ID#
Authorized Agent/Contractor:	Charles Geary, Esq.	
Agent Address:	27 S.E. Ocean Blv., Stuart, Fl 34994	

PROPERTY INFORMATION	
Name of Business:	Abyss Salon, INC.
Type of Business:	Hair Salon
Years in Operation:	20
Number of Employees:	6
Description of Improvements:	Replacement of Obsolete windows + Doors
Address of Proposed Project:	48 S.E. Osceola St., Stuart, Fl 34994
Describe how this project benefits the Community Redevelopment Area:	
	improved appearance and public safety
Total Project Cost $	21,261.- $21,261.-

Juanita D. Geary Rev. Trust 9/1/99

By _____ Trustee

Signature of Applicant/Property Owner — Date: 4/21/2020

Abyss Salon, INC.

By _____

Signature of Lessee/Tenant (if applicable) — Date: 4/21/2020

- Submit a completed application package to City Hall, Development Department office, which includes:
  - Completed application
  - Complete budget spreadsheet *(attached to application)*
  - Proof of ownership of the property

- Copies of two cost estimates by licensed contractor/agent registered with the City of Stuart or Martin County
- Photographs of areas to be improved
- Renderings of proposed improvements

- The applicant is responsible for all building and other permits and fees which are associated with the proposed project.
- An application to the Business Improvement Reimbursement Program will not be processed until a completed application packet is submitted to the Stuart Community Redevelopment Agency located in City Hall, Development Department Office at 121 SE Flagler Avenue, Stuart.
- Completed applications are due **Friday, May 1, 2020 by 5 PM**. Applications with all documents attached will be accepted at Development Department Office located at City Hall, 121 SW Flagler Avenue. If you have any questions, please call 772-283-2532.
- Submitting an application is not a guarantee of funding.

2

Stuart DEVELOPMENT

STUART COMMUNITY REDEVELOPMENT AGENCY

PROPERTY IMPROVEMENT GRANT PROGRAM

PROJECT COST ESTIMATE/REIMBURSEMENT FORM

Note: All property improvement grant applicants need to complete the "Project Cost Estimate" portion of this form and submit documented cost estimates as a part of the application packet. To receive the grant reimbursement, the "Reimbursement Summary" portion of this form must be completed and submitted with copies of paid invoices indicating completion of improvements. All improvements must be completed, inspected, and have received final approval from the County prior to reimbursement.

Project Cost Estimate				Reimbursement Summary		
Item	Category of Improvement (windows, roofing, painting, etc.)	Contractor	Cost Estimate	Contractor	Date of Completion	Actual Cost (include proof of payment)
1	windows & Door	hibrity impact windows & Doors	$ 21,261	hibrity Impact windows & Doors		$
2			$			$
3			$			$
4			$			$
5			$			$
6			$			$
7			$			$
	Total Cost Estimate		$ 21,261,-	Total Actual Cost		$

Liberty Impact Windows & Doors, Inc.
257 SE Monterey Rd
Stuart, FL 34994
772-444-7112
connor@libertyimpactwindows.com

LIBERTY
IMPACT WINDOWS & DOORS

Estimate

ADDRESS
Chuck Geary

ESTIMATE # 1473
DATE 04/21/2020

WORK DESCRIPTION
Salon Final Quote

SALES REP
Connor Walsh

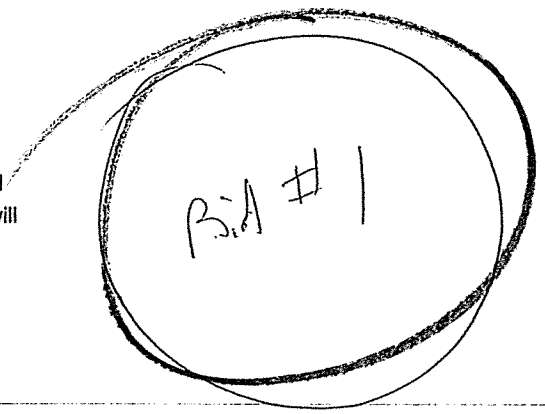
ACTIVITY	DESCRIPTION	AMOUNT
CGI Windows & Doors	Furnish CGI Products	18,015.00
	(17) Sentinel 150 Series -All with white aluminum frames, charcoal screens, and glazed with clear laminated glass with LowE	
	Please refer to quote for further breakdown of materials	
ThermaTru Doors	Furnish & Install ThermaTru Doors	3,246.00
	(1) 3' 0" x 6' 8" S8140-ILE Smooth-Star Fiberglas Door w/Coastal White Astragal w/Glass (Impact-Rated)	
	BRICKMOLD + INTERIOR CASING NOT INCLUDED	
Labor/Install	PREMIER INSTALLATION INCLUDES: All Labor, approved fasteners, sealants, inspection, permit, stucco repair, daily cleaning, and a final cleanup. - We Do Not Paint - Includes Stucco Repair - Includes Haul-Away of Materials DOES NOT INCLUDE REPLACEMENT TRIM | COSTS WILL BE ADDED ON FINAL BILL IF NEEDED	0.00

ESTIMATED TIME OF DELIVERY IS 8 WEEKS

TOTAL **$21,261.00**

TERMS: 50% DUE AT SIGNING | 40% DUE UPON DELIVERY | 10% WHEN COMPLETE

Terms & Conditions: This estimate is for completing the job described above, based on our evaluation. We do not paint, nor are we responsible for window sills. If paying with a credit card a 3.5% fee will apply. Any unforeseen conditions as: mold, mildew, wood rot, major stucco & drywall repair, replacement of marble sills and/or interior trim, any painting, etc. will be discussed prior to corrections and a contract addendum will be submitted upon agreement between homeowner and contractor. All workmanship/materials guaranteed to be as specified.



Thank you for giving us the opportunity to serve you. We appreciate your business and the confidence you have placed in us. Please call us if we can be of further assistance.

Licensing under Liberty Impact Windows & Doors, Inc. CGC #1528257

DETAILED CUSTOMER PROPOSAL

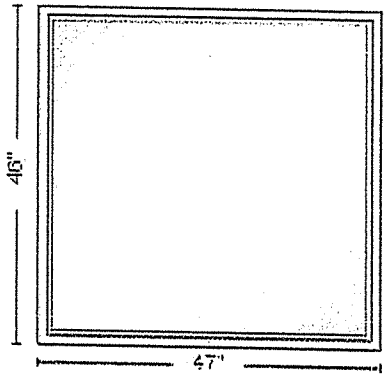
Quote Number: 521690
Quote Name: SALON FINAL
Project Name: GEARY, CHUCK
Saved Date: Quote Not Saved
Sales Person: Connor Walsh

Dealer Information:	Customer Information:	Job Address:
Liberty Impact Windows & Doors 257 SE Monterey Rd Stuart, FL 34994 P: 772-444-7112 F:	, P: F:	,

Line	Qty	Product	Size	Room Location	Design Pressure
100-1	1	Series 130 Fixed Window	47" X 46"	2	

47" x 46"

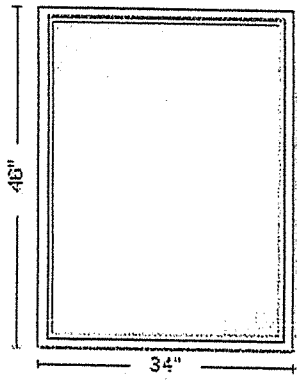
Interlayer Type = PVB, Glass Make-Up = 7/16" Lami (Ann/HS)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.03, SHGC = 0.32, VT = 0.53, CR = 12, CPD = CDR-K-14-00013-00005
DP + = 61.3, DP - = 61.3, NOA # = 19-0603.02, FBC # = FL-12731
Aluminum Finish = White Powder



Line	Qty	Product	Size	Room Location	Design Pressure
200-1	2	Series 130 Fixed Window	34" X 46"	3 + 4	

34" x 46"

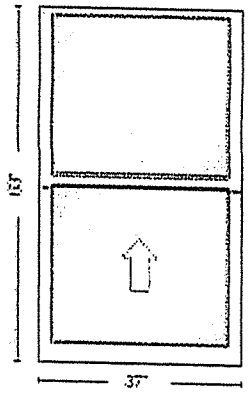
Interlayer Type = PVB, Glass Make-Up = 7/16" Lami (Ann/HS)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.03, SHGC = 0.32, VT = 0.53, CR = 12, CPD = CDR-K-14-00013-00005
DP + = 80, DP - = 80, NOA # = 19-0603.02, FBC # = FL-12731
Aluminum Finish = White Powder



Line	Qty	Product	Size	Room Location	Design Pressure
300-1	1	Series 110 Single Hung	37" X 63"	5	

37" x 63"

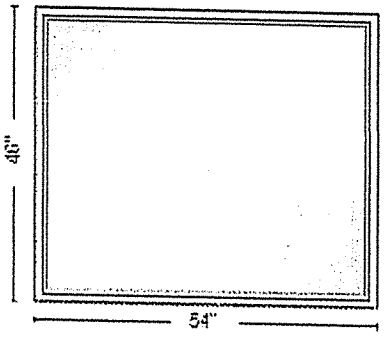
Hardware Finish = White, Sweep Locks? = No, Number of Locks = 2
Screen Option = With Screen
Interlayer Type = PVB, Glass Make-Up = 5/16" Lami (Ann/Ann)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Aluminum Finish = White Powder
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.08, SHGC = 0.29, VT = 0.49, CR = 13, CPD = CDR-K-15-00012-00011
DP + = 75, DP - = 75, NOA # = 17-1018.08



Line	Qty	Product	Size	Room Location	Design Pressure
400-1	1	Series 130 Fixed Window	54" X 46"	31	

54" x 46"

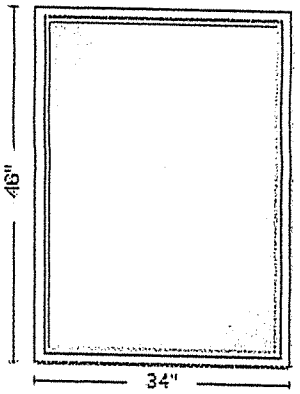
Interlayer Type = PVB, Glass Make-Up = 7/16" Lami (Ann/HS)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.03, SHGC = 0.32, VT = 0.53, CR = 12, CPD = CDR-K-14-00013-00005
DP + = 61.3, DP - = 61.3, NOA # = 19-0603.02, FBC # = FL-12731
Aluminum Finish = White Powder



Line	Qty	Product	Size	Room Location	Design Pressure
500-1	2	Series 130 Fixed Window	34" X 46"	16 + 17	

34" x 46"

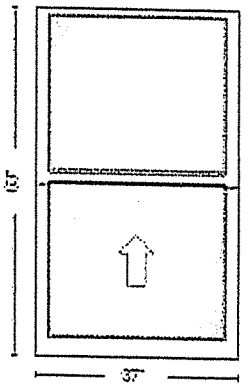
Interlayer Type = PVB, Glass Make-Up = 7/16" Lami (Ann/HS)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.03, SHGC = 0.32, VT = 0.53, CR = 12, CPD = CDR-K-14-00013-00005
DP + = 80, DP - = 80, NOA # = 19-0603.02, FBC # = FL-12731
Aluminum Finish = White Powder



Line	Qty	Product	Size	Room Location	Design Pressure
600-1	1	Series 110 Single Hung	37" X 63"	15	

37" x 63"

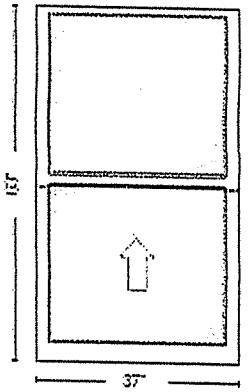
Hardware Finish = White, Sweep Locks? = No, Number of Locks = 2
Screen Option = With Screen
Interlayer Type = PVB, Glass Make-Up = 5/16" Lami (Ann/Ann)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Aluminum Finish = White Powder
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.08, SHGC = 0.29, VT = 0.49, CR = 13, CPD = CDR-K-15-00012-00011
DP + = 75, DP - = 75, NOA # = 17-1018.08



Line	Qty	Product	Size	Room Location	Design Pressure
700-1	8	Series 110 Single Hung	37" X 63"		18-25

37" x 63"

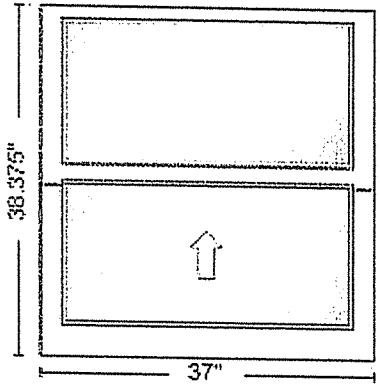
Hardware Finish = White, Sweep Locks? = No, Number of Locks = 2
Screen Option = With Screen
Interlayer Type = PVB, Glass Make-Up = 5/16" Lami (Ann/Ann)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Aluminum Finish = White Powder
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.08, SHGC = 0.29, VT = 0.49, CR = 13, CPD = CDR-K-15-00012-00011
DP + = 75, DP - = 75, NOA # = 17-1018.08



Line	Qty	Product	Size	Room Location	Design Pressure
800-1	1	Series 110 Single Hung	37" X 38.375"		30

37" x 38.375"

Hardware Finish = White, Sweep Locks? = No, Number of Locks = 2
Screen Option = With Screen
Interlayer Type = PVB, Glass Make-Up = 5/16" Lami (Ann/Ann)
Glass Color = Energy Efficient Coatings, Energy Efficient Coatings = Clear Energy Shield Max, Textured Glass = None
Aluminum Finish = White Powder
Frame Type = Flange Frame, Glazing Bead = Square Bead
U-Factor = 1.08, SHGC = 0.29, VT = 0.49, CR = 13, CPD = CDR-K-15-00012-00011
DP + = 75, DP - = 75, NOA # = 17-1018.08



KAMRELL WINDOWS & DOORS AGREEMENT

KAMRELL
THE WINDOW & DOOR SPECIALIST

www.kamrellwindowsanddoors.com

2201 SE Indian Street BLDG Q-4
Stuart, FL 34997
Office: 772-288-6205 Fax: 772-288-6208
Licensed & Insured CGC 061180
BBB ACCREDITED BUSINESS A+ RATING

2018 Angies list SUPER SERVICE AWARD

JOB NAME: CHARLES GEARY
JOB ADDRESS: 48 SE OSCEOLA ST
CITY/STATE/ZIP: STUART FL 34996
DEVELOPMENT NAME: HOA APPROVAL YES (NO)
OWNER'S NAME:
OWNER'S MAILING ADDRESS:
CITY/STATE/ZIP:
TELEPHONE HOME: CELL: 834-6712
EMAIL ADDRESS: CHUCKGEARY@YAHOO.COM

DATE: 2-12-20

TOTAL CONTRACT PRICE	$59,420-
CASH OR CHECK DISCOUNT	-4000-
NEW CONTRACT TOTAL	$55,420-
DEPOSIT	$18,500-
DELIVERY TO WAREHOUSE	$18,500-
UPON INSTALLATION	$18,420-

**BUILDING PERMIT FEES ARE DETERMINED BY THE LOCAL BLDG DEPT. THESE FEES WILL BE ADDED TO THE CONTRACT TOTAL. BUYER'S INITIALS ____
**IN THE EVENT A PRODUCT HAS A MANUFACTURER'S DEFECT THE BUYER MAY RETAIN 10% OF THE CONTRACT UNTIL MANUFACTURER REPLACES DEFECTIVE PRODUCT.
BUYER'S INITIALS ____

CONSTR TYPE	NEW	(BLOCK)	# OF STORIES	MEAN ROOF HT	COUNTY CODE	
	(EXISTING)	(FRAME)	2	25	(MIAMI DADE)	WBD

DO NOT SIGN THIS CONTRACT UNTIL YOU HAVE READ ALL CONDITIONS OF THE AGREEMENT ON THE BACKSIDE OF THIS CONTRACT.

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATED FOR:

TO FURNISH AND INSTALL (28) PGT SH3500 + PW5520 IMPACT WHITE VINYL WINDOWS WITH TRIPLE PANE INSULATED, 70XL LOW-E, ARGON GAS, ENERGY STAR, PGT LIFETIME WARRANTY. REPLACE TRIM AS NEEDED, NO PAINTING. (2) BHI HVH2 IMPACT OUTSWING PRIMED ½ GLASS DOORS #DR540-684 WITH COMPOSITE JAMBS AND STAINLESS STEEL RAIL BEARING HINGES. BHE 25 YEAR WARRANTY KEEP ALL BAHAMAS ON BUILDING EXCEPT #18-#25 TO BE REMOVED AND HAULED AWAY

#1-#5, 15-17, 31, 18-25, +30 ONLY #34,390- PLUS PERMIT

Bid #2

LEAD TIME APPROX 8-12 WEEKS

I/WE HAVE READ BOTH THE FRONT AND BACK OF THE FOREGOING PROPOSAL CONTRACT AND ACCEPT THE SAME ON THE TERM AND CONDITIONS PRINTED ON THE REVERSE SIDE AND AS STATE ABOVE.

ONE YEAR LABOR WARRANTY

PRODUCT WARRANTY PER MANUFACTURER

KENNY KING

BUYER #1 PRINT NAME		SIGNATURE	DATE	KAMRELL REPRESENTATIVE	SIGNATURE	DATE
BUYER #2 PRINT NAME		SIGNATURE	DATE	APPROVED BY	AUTHORIZED COMPANY SIGNAUTRE	

PLEASE MAKE CHECKS PAYABLE TO KAMRELL WINDOWS & DOORS

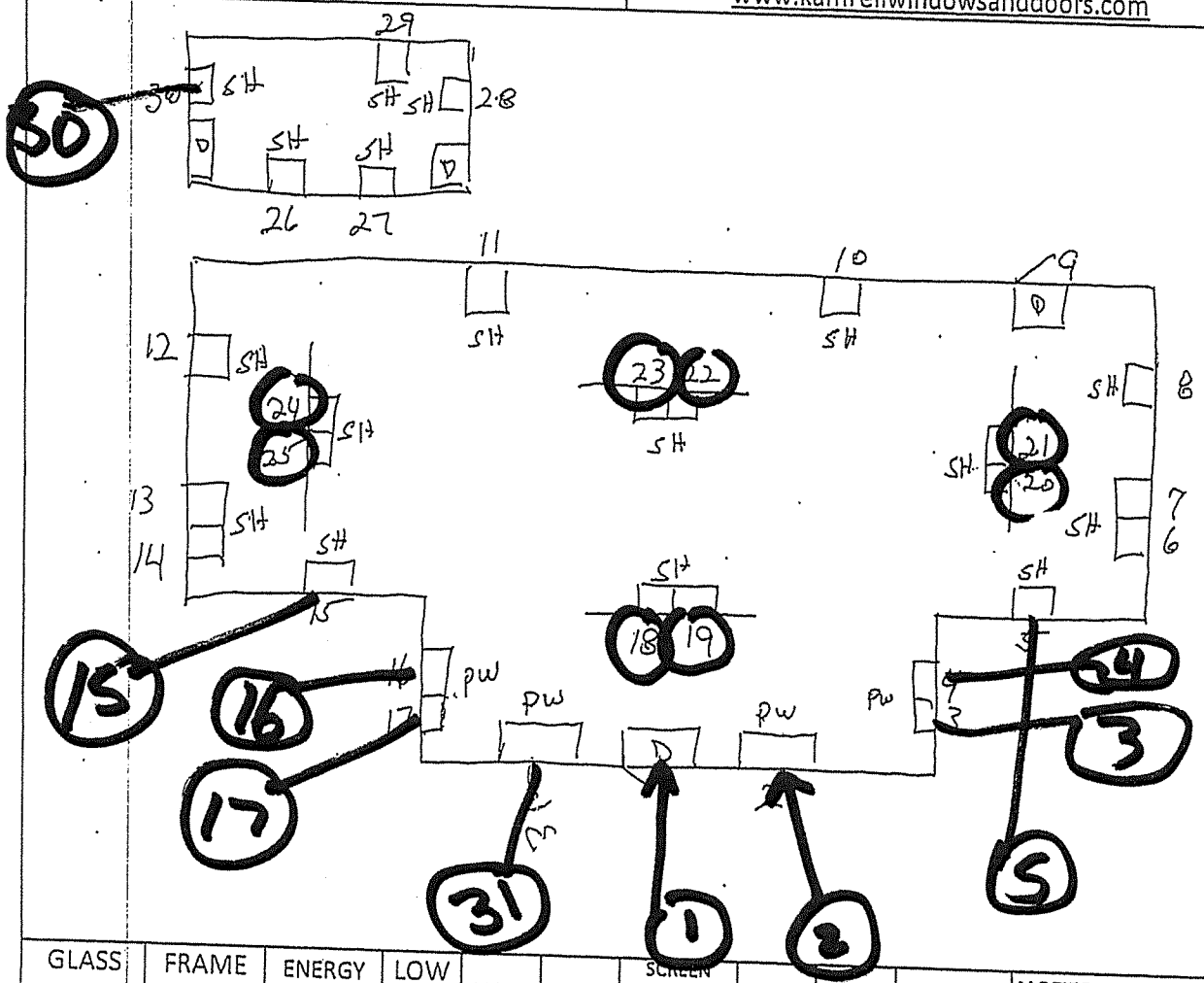
WHITE - CUSTOMER COPY / YELLOW - JOBSITE COPY / PINK OFFICE COPY

QUOTED PRICE WILL BE HONORED FOR 30 DAYS

KAMRELL
THE WINDOW & DOOR SPECIALIST

2201 SE INDIAN STREET BLDG Q-4
STUART, FL 34997
OFFICE: 772-288-6205 FAX: 772-288-6208
www.kamrellwindowsanddoors.com

Customer Name: CHARLES GEARY
Job Address:
City & Zip
Phone #



OPENING	PRODUCT	CUSTOM SIZE/SIZE CODE	FLANGE OR FIN	GRIDS

GLASS COLOR	FRAME COLOR	ENERGY CODE	LOW E	ALUM	VINYL	SCREEN TYPE & COLOR	BLOCK	FRAME	STUCCO
CLEAR	WHITE	MAX	70XL		✓	✓	✓	✓	

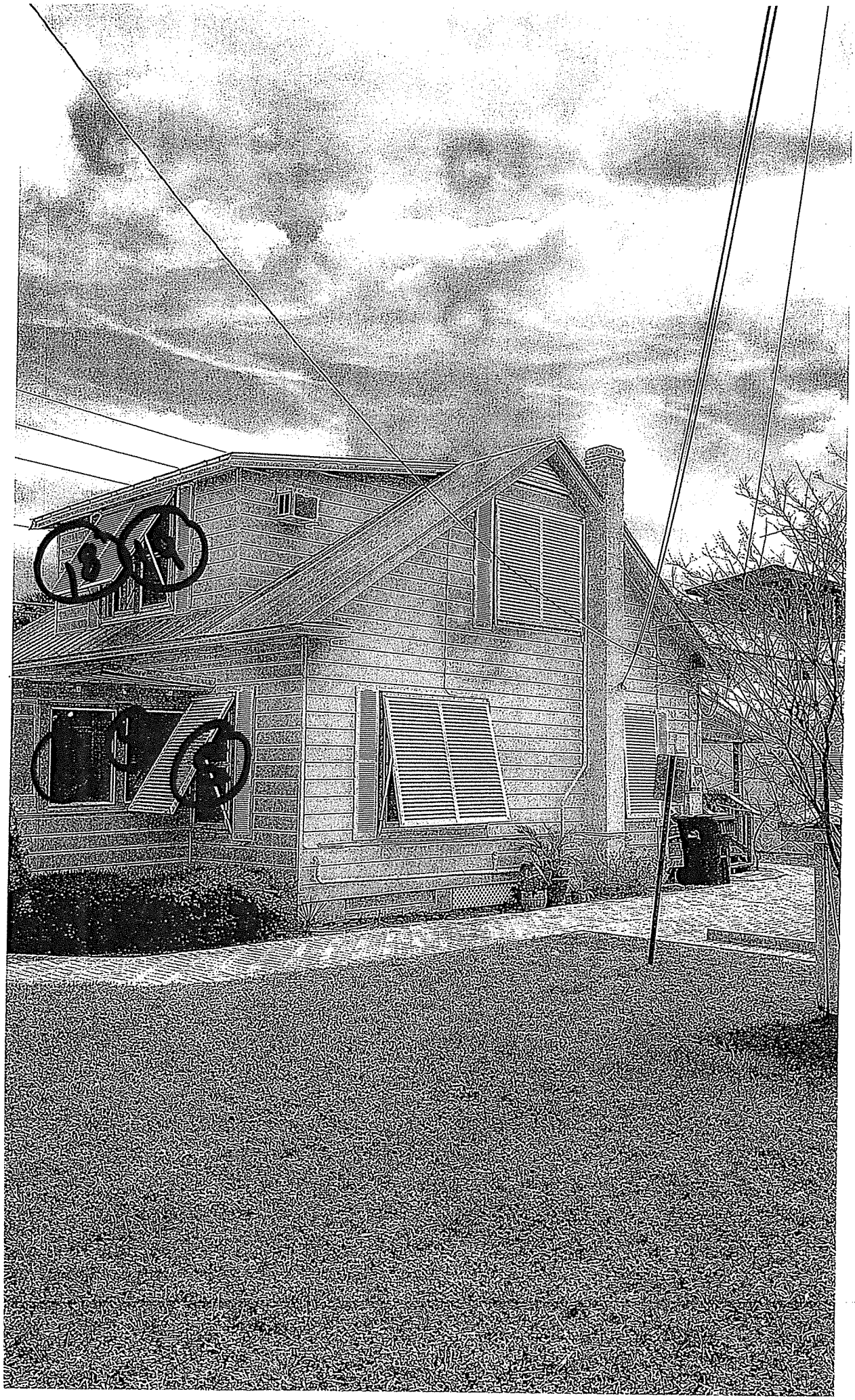
NOTES:

BUYER'S SIGNATURE DATE

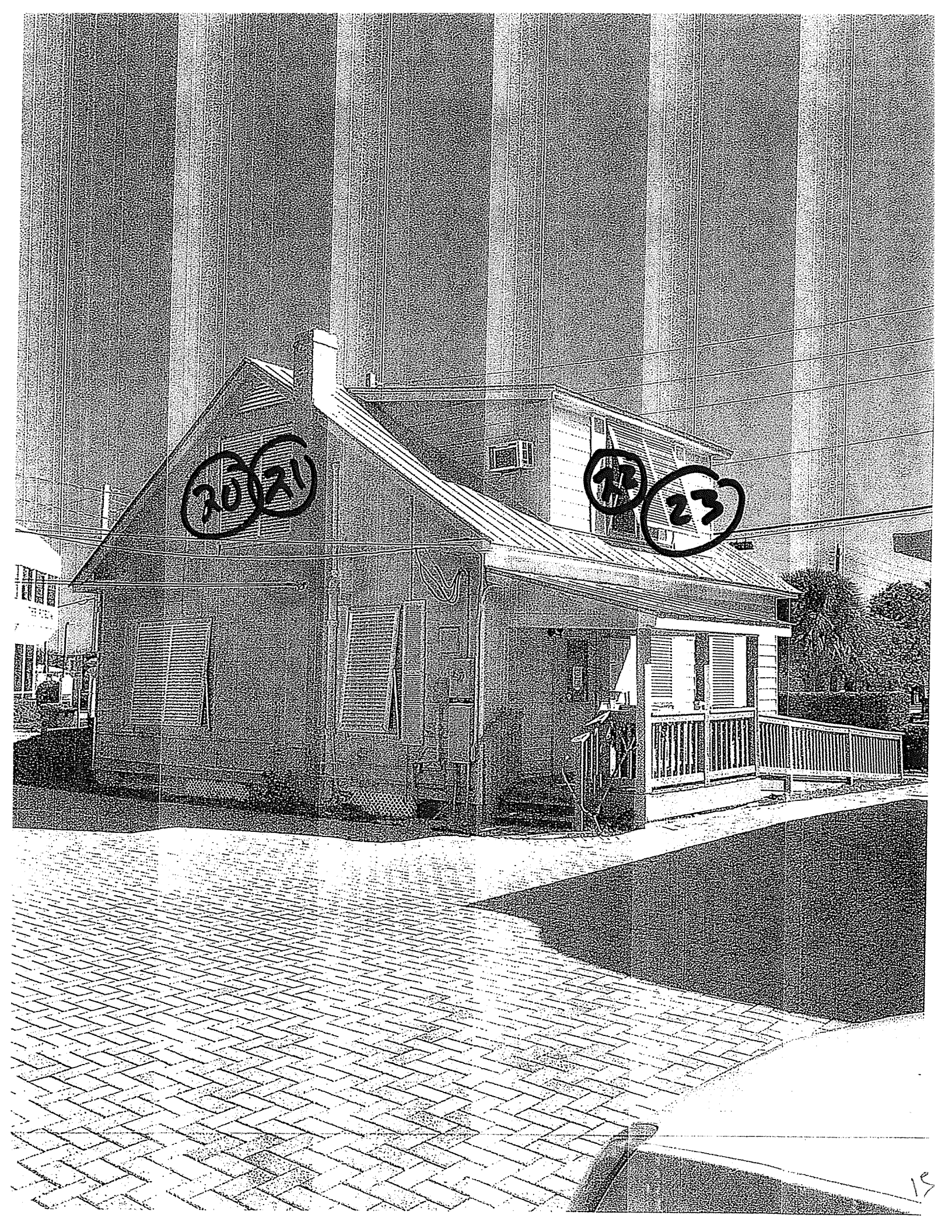
Kearney Kana 2/12/20
SALESPERSON'S SIGNATURE DATE

WHITE - CUSTOMER COPY / YELLOW - JOBSITE COPY / PINK - OFFICE COPY


819
31
5




22
21
24
23


20
21
22
23

308

(Proof of Ownership)

MARSHA STILLER
CLERK OF CIRCUIT COURT
MARTIN CO., FL
01394235

RECORDED & VERIFIED
BY D.C.
99 OCT -5 PM 1:30

Fast Title, Inc./mm
27 EAST OCEAN BLVD.
STUART, FL 34994
561-288-4357

DOC-DEED $ .70 MARSHA STILLER
DOC-MTG $ _____ MARTIN COUNTY
DOC-ASM $ _____ CLERK OF CIRCUIT COURT
INT. TAX $ _____ BY _____ D.C.

Parcel ID Number:

485 S.E. Osceola ST
Stuart, Fl 34994

DEED

THIS INDENTURE, made this 23 day of Sept, , 19 99 , by and between
Edward A. Geary and Juanita D. Geary, his wife

hereinafter referred to as Grantor, whose mailing address is
510 S. Carolina Drive, Stuart, Florida 34994

and Juanita D. Geary and Edward A. Geary, as Co-Trutees of The Juanita D. Geary Revocable Trust, under Trust Agreement dated September 1, 1999, as may be amended from time to time thereafter
hereinafter referred to as Trustee, whose post office address is
510 S. Carolina Drive, Stuart, Florida 34994

(Wherever used the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporation, wherever the context so admits or requires.)

WITNESSETH

Grantor, in consideration of the sum of
----------TEN DOLLARS ($10)----------
and other good and valuable considerations, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Trustee, his successors and assigns, all Grantor's interest in and to the following described real property lying and being situated in Martin County, Florida to wit:

Lot 14 less the Northerly 5 feet and the Easterly 3 feet thereof, and Lot 15 less the Easterly 3 feet thereof, of High School Subdivision, according to the Plat thereof as recorded in Plat Book 2, Page 85, Public Records of Palm Beach (now Martin) County, Florida.

The preparer of this instrument was neither furnished with, nor requested to review, an abstract on the described property and therefore expresses no opinion as to condition of title.

Subject to current taxes, easements and restrictions of record.
(Continued on Attached)

TOGETHER WITH all appurtenances, privileges, rights, interest, dower, reversions, remainders and easements thereunto appertaining:

TO HAVE AND TO HOLD said real estate with the following powers and for the following uses and purposes, to-wit:

1. The Trustee is vested with full rights of ownership over the above described real estate and Trustee is specifically granted and given the power and authority:

(a) To protect and conserve said real estate and improvements located thereon and to pay the taxes assessed thereon;

(b) To sell said real estate, for cash or on credit, at public or private sale, to exchange said real estate for other property and to grant options to sell said property, and to determine the price and terms of sales, exchanges and options;

(c) To execute leases and subleases for terms as long as 20 years, to subdivide or improve said real estate and tear down or alter improvements, to grant easements, give consent and make contracts relating to said real estate or its use and to release or dedicate any interest in said real estate;

(d) To borrower money and to mortgage, pledge or encumber any or all of the said real estate to secure payment thereof;

(e) To manage, control and operate said real estate, to collect the rents, issues and profits, to pay all expenses thereby incurred, and in addition, to manage and operate any business that may now or hereafter be operated and maintained on said real estate, and in general, to exercise any powers authorized by the provisions of Chapter 737, Florida Statutes, 1988;

(f) The Trustee's liability hereunder, under the Trust Agreement or by operation of law to any person, firm or corporation is limited to the trust assets and the Trustee shall not become individually or personally obligated in any manner related thereto;

2. The Trustee shall hold said real estate and make distributions of said real estate of the proceeds derived therefrom in accordance with the terms and conditions of that certain Trust Agreement dated the day of , 1999.

3. No purchaser, grantee, mortgagee, lessee, assignee or any other person dealing with the Trustee need see to the application of any proceeds of any sales, lease, mortgage or pledge, but the receipt of the Trustee shall be a complete discharge and acquittance therefor. Any and all persons, including but not limited to grantees, mortgagees, lessees, transferees and assigns dealing with said Trustee need not inquire into the identification or status of any beneficiary under this deed or any collateral instrument nor inquire into or ascertain the authority of such Trustee to act in and exercise the powers granted by this deed or of adequacy or disposition of any consideration paid to the Trustee nor inquire into the provisions of said unrecorded Trust Agreement and any amendments thereto collateral hereto.

Parcel ID Number:

4. This conveyance is made in conformance with the provisions of Section 689.071, Florida Statutes.

5. By its acceptance of this conveyance, the Trustee covenants and agrees to do and perform the duties, acts and requirements upon it binding.

6. Each and every power hereinabove set forth may be exercised by any Trustee. Any instrument executed by any Trustee or any act taken by any Trustee shall be binding upon the trust and all of the Trustees as fully and completely as if all Trustees had executed said instrument or taken said action.

7. The Successor Trustee is Grantee's son, Charles E. Geary
The Successor Trustee shall have all of the title, powers and discretion herein given to the Trustee, without any act of conveyance or transfer. A certificate signed by any Trustee or any Successor Trustee under this instrument and acknowledged by him/her before a Notary Public shall be conclusive evidence upon all persons and for all purposes of the facts stated in the certificate representing the terms of this instrument and the identity of the Trustees who from time to time are serving under it.

NOTE TO PROPERTY APPRAISER: The Grantee confirms that under the terms of the Trust referred to above, the Grantee has not less than a beneficial interest for life and is entitled to a homestead tax exemption pursuant to the provisions of Florida Statute 196.041(2).

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed the date above written.
Signed, sealed and delivered in the presence of:

Marianne Messersmith
Printed Name: MARIANNE MESSERSMITH
Witness

E. Edward A. Geary (Seal)
Edward A. Geary
P.O. Address: 510 S. Carolina Drive, Stuart, Florida 34994

Maureen Lounsbery
Printed Name: Maureen Lounsbery
Witness

Juanita D. Geary (Seal)
Juanita D. Geary
P.O. Address: 510 S. Carolina Drive, Stuart, Florida 34994

STATE OF Florida
COUNTY OF Martin

The foregoing instrument was acknowledged before me this 23rd day of Sept, 1999 by Edward A. Geary and Juanita D. Geary

who is personally known to me or who has produced Florida driver's license as identification.

Marianne Messersmith
Printed Name: MARIANNE MESSERSMITH
Notary Public
My Commission Expires:

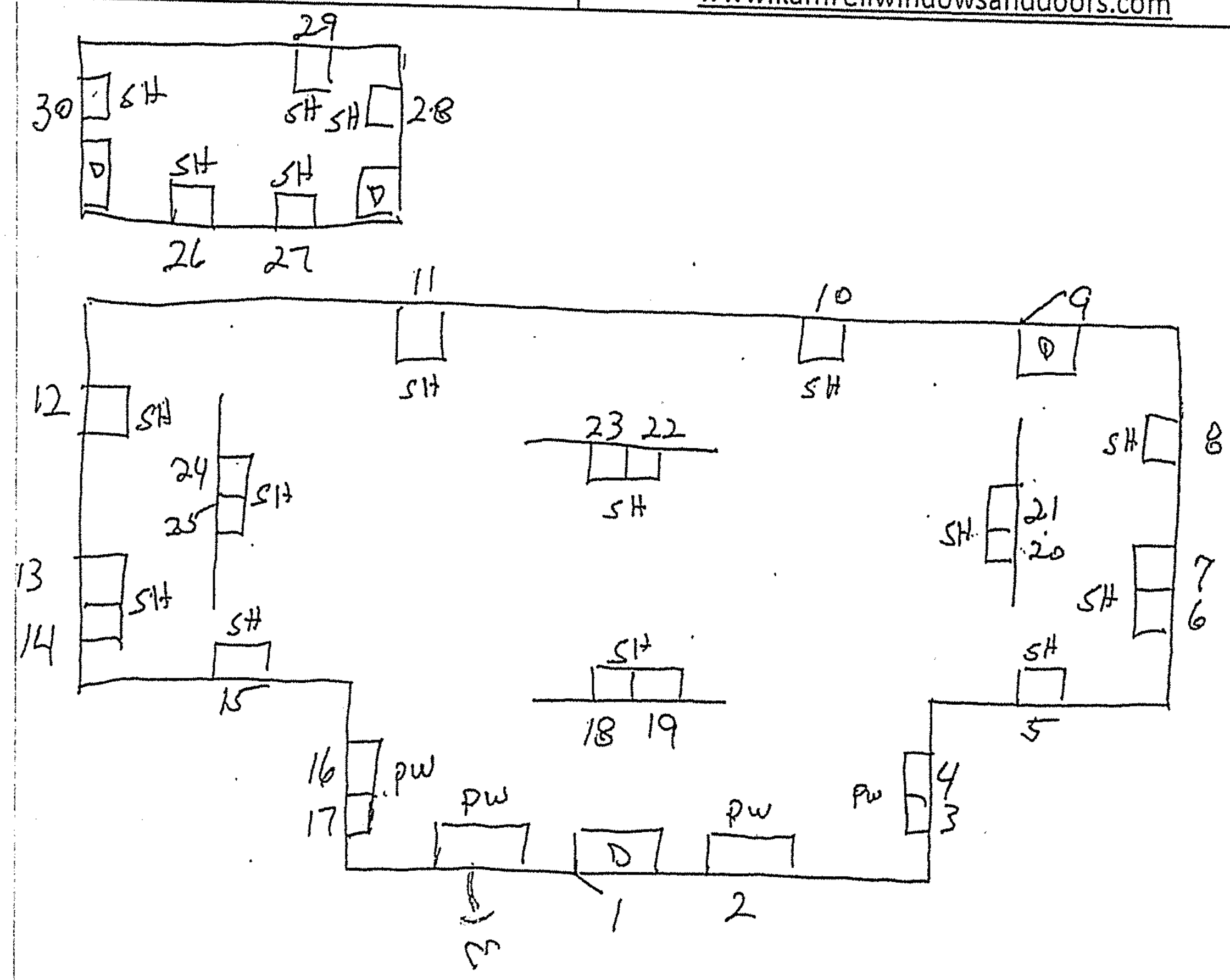
NOTARY PUBLIC - STATE OF FLORIDA
MARIANNE MESSERSMITH
COMMISSION # CC822782
EXPIRES 6/12/2003
BONDED THRU ASA 1-888-NOTARY1

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KAMRELL
THE WINDOW & DOOR SPECIALIST

2201 SE INDIAN STREET BLDG Q-4
STUART, FL 34997
OFFICE: 772-288-6205 FAX: 772-288-6208
www.kamrellwindowsanddoors.com

Customer Name: CHARLES GEARY
Job Address:
City & Zip
Phone #



OPENING	PRODUCT	CUSTOM SIZE/SIZE CODE	FLANGE OR FIN	GRIDS

GLASS COLOR	FRAME COLOR	ENERGY CODE	LOW E	ALUM	VINYL	SCREEN TYPE & COLOR	BLOCK	FRAME	STUCCO
CLEAR	WHITE	MAX	70XL		✓	✓	✓	✓	

NOTES:

BUYER'S SIGNATURE DATE

SALESPERSON'S SIGNATURE Kenny King DATE: 2/12/20

WHITE - CUSTOMER COPY / YELLOW - JOBSITE COPY / PINK - OFFICE COPY

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