



City of Venice
401 West Venice Ave., Venice, FL 34285
941-486-2626

DEVELOPMENT SERVICES - ENGINEERING/STORMWATER
PERMIT APPLICATION

TYPE: OC Drawer: 1
CASHIER: 50384
DATE: 3/05/18 Receipt no.: 50384
MISCELLANEOUS \$150.00
2523 \$200.00
OK CHECK
Trans date: 3/02/18 Time: 15:15:56

Property Owner THE VENICE COMPANY, LTD. LLC Date _____ Phone 941-716-4271
Project Name CAFE VENICE - GREASE TRAP Building Permit # _____
Project Address 101 WEST VENICE AVE
Contractor BABES PLUMBING License # _____ Phone 941-488-2402
Engineer _____ Phone _____
Surveyor STRAYER SURVEYING & MAPPING Phone 941-497-1290
On-site superintendent _____ Phone _____
Fax _____ Mobile or Construction Site Phone _____
Agent MARK BEEBE, AIA Phone 941-484-6762
Agent Address 825 S MIAMI TRL. VENICE, FL 34285
Individual responsible for maintenance of erosion controls N/A
Phone _____ Mobile _____ Fax _____
Total Impervious Area _____ Lot size 28,100 SF Acres .65 AC.

Scope of improvements

**INSTALLATION OF AN IN-GROUND GREASE TRAP W/ TRAFFIC LID
IN ALLEY 54 (CALE DE LASTIENAS)**

Commencement Date _____ Completion Date _____ Not valid after _____

PERMIT TYPE:	Account #	Fees payable at Cashier's Counter	Extension
Construction Permit (review)	001-0000-329.11-01	\$200.00	
Construction Permit (modification)	001-0000-329.11-02	\$50.00	
Site Prep Permit Minor	001-0000-329.11-03	\$25.00	
Site Prep Permit Other	001-0000-329.11-03	\$100.00	
Property Addition		No charge	
Right of Way Use Minor	001-0000-329.11-04	\$50.00	50'
Right of Way Use Other	001-0000-329.11-04	\$200.00	
Right of Way Use Building Permit	001-0000-329.11-04	\$20.00	
License Application Required	001-0000-329.11-05	\$150.00	150'

TOTAL

☐ Acknowledgement of paver guideline (if applicable)

I certify that the foregoing information is accurate and that all work will be done in accordance with all applicable laws including Section 74 of the Venice City Ordinances, Municipal Code Sec. 62-1 through 62-126, 86-423 and all other applicable City Ordinances. I understand that improvements must be constructed in accordance with applicable City Standard Details and that I am responsible for the maintenance and replacement of all improvements that are installed in the City of Venice ROW.

Applicant Signature _____

Permit Approved Date _____

Authorized by City Rep. _____

SEE REVERSE SIDE FOR REQUIREMENTS

Revised 4/7/14

Oper: CASHIERS
Date: 3/05/18 00 Receipt no.: 50384
MISCELLANEOUS
00100003291104 Type: OC Drawer: 1
00100001040300 \$50.00
OK CHECK 2523 \$200.00
Trans date: 3/02/18 Time: 15:15:56

FOR SECURITY PURPOSES, THE FACE OF THIS DOCUMENT CONTAINS A COLORED BACKGROUND AND MICROPRINTING IN THE BORDER



BEEBE DESIGN STUDIO ARCHITECT, INC.
825 S. TAMiami TRAIL
SUITE 1
VENICE, FL 34285
beebedesignstudio.com

WELLS FARGO BANK

63-751/631

2523

3/2/2018

THE City of Venice
OF

**200.00

o Hundred and 00/100*****

\$

City of Venice

DOLLARS

License Agree - 101 W. Venice Ave.

SECURITY LOCKS WILL DISAPPEAR WHEN COPIED OR WITH NORMAL BODY HEAT

[Signature]
AUTHORIZED SIGNATURE

⑈002523⑈ ⑆063107513⑆ 2000031918680⑈

Record and Return To:
City Clerk's Office
City of Venice
401 W. Venice Avenue
Venice, FL 34285

LICENSE AGREEMENT

This license agreement is made this day of , 20 , by and between the CITY OF VENICE, a Florida municipal corporation, whose address is 401 West Venice Avenue, Venice, FL 34285, herein referred to as LICENSOR, and **THE VENKE COMPANY, LTD., LLLP.** whose address is **101 W. VENICE AVENUE, VENICE FL 32485**, herein referred to as LICENSEE.

In consideration of the mutual promises contained herein, the LICENSOR and LICENSEE agree as follows:

1. The LICENSOR grants to the LICENSEE a license to construct certain improvements within public property owned by the LICENSOR upon the terms and conditions contained herein.

2. The public property owned by the LICENSOR that is subject to this agreement is described as follows: **CITY OF VENICE ALLEY 54 KNOWN AS CALLE DE LASTIENDAS BETWEEN HOKOMIS AVE. AND MIAMI AVE.**

3. Pursuant to this agreement, the LICENSEE may construct the following improvements within the public property described in Section 2:

CONSTRUCT AN IN-GROUND GREASE TRAP WITH TRAFFIC LID BEHIND 101 WEST VENICE AVE AND CONNECT TO THE EXISTING SEWER. (SEE ATTACHED EXHIBIT A)

All such improvements shall be constructed in accordance with plans and specifications

approved by the LICENSOR prior to the commencement of construction. As built drawings of the improvements shall be submitted by the LICENSEE to the LICENSOR within 30 days of completion of the construction.

4. The LICENSEE shall pay the LICENSOR the sum of \$ 10.00 for this license.

5. The LICENSEE shall maintain all improvements constructed pursuant to this agreement in good condition.

6. The license granted herein is non-exclusive and its use by the LICENSEE must always be compatible with the LICENSOR's continued use of the public property.

7. The LICENSEE shall comply with any insurance requirements required by the LICENSOR.

8. The LICENSOR shall not be responsible for any damage to the improvements constructed pursuant to this agreement caused by any activities performed by the LICENSOR within the public property.

9. The LICENSEE shall be responsible for any damage to the public property and all improvements located therein caused by any activities performed by the LICENSEE pursuant to this agreement.

10. The LICENSEE shall indemnify the LICENSOR against any and all liabilities, losses, claims, demands, damages, or causes of action that may arise or be made against the LICENSOR by reason of or in any way related to or arising from the LICENSEE'S use of the license granted hereby.

11. This license agreement shall run with the land and shall inure to the benefit of the LICENSEE and his successors in interest until terminated in accordance with Section 12.

12. This agreement may be terminated by either the LICENSOR or the LICENSEE upon 30 days' written notice. Upon termination, the LICENSEE shall remove all improvements

constructed pursuant to this agreement and shall restore the public property to the same condition that existed just prior to construction of the improvements.

IN WITNESS WHEREOF the parties have executed this agreement on the date first above written.

WITNESS

X Nicholas M. Pepper
Print name: MARK A. BEEBE

LICENSEE

Arthur Trammell

Print name: _____

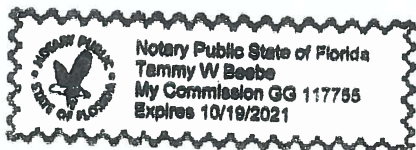
WITNESS

X Nicholas M. Pepper
Print name: NICHOLAS M. PEPPER

X Arthur Trammell
Print name: _____

STATE OF FLORIDA
COUNTY OF SARASOTA

THE FOREGOING instrument was acknowledged before me this 2nd day of March 2018, by Arthur Trammell who is/are personally known to me or has/have produced _____ as identification.



State of Florida at Large
My Commission Expires:

NOTARY PUBLIC

Signature: Tammy W. Beebe

Print name: Tammy W. Beebe

LICENSOR

CITY OF VENICE, FLORIDA

ATTEST:

City Clerk

By: _____

Mayor

Florida Department of State

DIVISION OF CORPORATIONS

[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /**Detail by Officer/Registered Agent Name**

Florida Limited Partnership
THE VENICE COMPANY, LTD., LLLP

Filing Information

Document Number	A99000002006
FEI/EIN Number	65-0098212
Date Filed	11/29/1999
State	FL
Status	ACTIVE
Last Event	AMENDMENT
Event Date Filed	03/14/2002
Event Effective Date	NONE

Principal Address

100 W. VENICE AVENUE, SUITE H
VENICE, FL 34285

Changed: 01/13/2014

Mailing Address

100 W. VENICE AVENUE, SUITE H
VENICE, FL 34285

Changed: 01/13/2014

Registered Agent Name & Address

TRAMMELL, ARTHUR
100 W. VENICE AVENUE, SUITE H
VENICE, FL 34285

Name Changed: 04/12/2017

Address Changed: 01/13/2014

General Partner Detail**Name & Address**

VENCO MANAGEMENT, INC.
100 W. VENICE AV.E, SUITE H
VENICE, FL 34285

Annual Reports

Report Year	Filed Date
2016	01/29/2016
2017	04/12/2017
2018	01/22/2018

Document Images

01/22/2018 -- ANNUAL REPORT	View image in PDF format
04/12/2017 -- ANNUAL REPORT	View image in PDF format
01/29/2016 -- ANNUAL REPORT	View image in PDF format
01/09/2015 -- ANNUAL REPORT	View image in PDF format
01/13/2014 -- ANNUAL REPORT	View image in PDF format
01/15/2013 -- ANNUAL REPORT	View image in PDF format
01/04/2012 -- ANNUAL REPORT	View image in PDF format
03/15/2011 -- ANNUAL REPORT	View image in PDF format
04/23/2010 -- ANNUAL REPORT	View image in PDF format
01/14/2009 -- ANNUAL REPORT	View image in PDF format
04/14/2008 -- ANNUAL REPORT	View image in PDF format
07/12/2007 -- ANNUAL REPORT	View image in PDF format
03/27/2006 -- ANNUAL REPORT	View image in PDF format
03/23/2005 -- ANNUAL REPORT	View image in PDF format
03/22/2004 -- ANNUAL REPORT	View image in PDF format
04/10/2003 -- ANNUAL REPORT	View image in PDF format
03/14/2002 -- Amendment	View image in PDF format
02/05/2002 -- ANNUAL REPORT	View image in PDF format
03/20/2001 -- ANNUAL REPORT	View image in PDF format
04/03/2000 -- ANNUAL REPORT	View image in PDF format
02/02/2000 -- CORAPSTQUL	View image in PDF format
11/29/1999 -- Domestic LP	View image in PDF format



RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2000003923 3 PGS
2000 JAN 11 03:56 PM
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
MTAYLOR Receipt#002493
Doc Stamp-Deed: 0.70

Rec Costs \$15.00
Doc Stamps 70

Prepared by/record & return to
(without title examination)
Michael D Horlick, Esq
Michael D Horlick, P A
1314 E Venice Ave, Ste D
Venice, FL 34292

Grantee #1 TIN _____

QUIT-CLAIM DEED

THIS INDENTURE made on November 29, 1999, between **THE VENICE COMPANY**, a Florida General Partnership, whose address is 101 West Venice Avenue, Suite 25, Venice, FL 34285, of the County of Sarasota, State of Florida, **Grantor**, and **THE VENICE COMPANY, LTD.**, a Florida Limited Partnership, whose address is 101 West Venice Avenue, Suite 25, Venice, FL 34285, of the County of Sarasota, State of Florida, **Grantee**,

WITNESSETH, that the **Grantor**, for and in consideration of the sum of **TEN DOLLARS**, (\$10.00), and other good and valuable considerations to **Grantor**, in hand paid by **Grantee**, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the **Grantee** and **Grantee's** successors and assigns forever, all of the rights, title and interest, claim and demand which **Grantor** has in and to the following described land, situate, lying and being in the County of Sarasota, State of Florida, to-wit

Parcel I D No 0408-03-0084

Lot 8, 9, 10, 11, 12, and 13, Block 54, GULF VIEW SECTION OF VENICE, as per plat thereof recorded in Plat Book 2, pages 77 and 77A, of the Public Records of Sarasota County, Florida

Parcel I D No 0408-03-0092

The south 50 feet of Lots 1, 2, 3, and 4 in Block 50 of GULF VIEW SECTION OF VENICE as shown by the plat recorded in Plat Book 2, Page 77, of the Public Records of Sarasota County, Florida

Parcel I D No 0408-04-0084

Lots 1, 2, 3 and the East ½ of Lot 4, Block 62, GULF VIEW SECTION OF VENICE, as per plat thereof recorded in Plat Book 2, Page 77 of the Public Records of Sarasota County, Florida

Parcel I D No 0408-06-0033

Lots 18, 19, 20, 21, 22, and 23, Block 78, GULF VIEW SECTION OF VENICE, as per plat thereof recorded in Plat Book 2, Pages 77 and 77A, of the Public Records of Sarasota County, Florida

Parcel I D No 0408-03-0061

Lot 32, Block 79, VENICE GULF VIEW SECTION, recorded in Plat Book 2, Page 77, Public Records of Sarasota County, Florida

SUBJECT TO taxes and/or assessments for the year 1999 and subsequent years, and mortgages, easements, restrictions and reservations of record

This deed is being given in connection with the conversion of THE VENICE COMPANY from a Florida General Partnership to THE VENICE COMPANY, LTD., a Florida Limited Partnership and, therefore, no documentary stamps have been affixed pursuant to TAA No. 99(B)4-003 issued to the Grantor by the Florida Department of Revenue.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal the day and year first above-written

WITNESSES.

Cynthia Davis
Witness No 1 sign here

Printed Name CYNTHIA DAVIS

Ann C Thompson
Witness No 2 sign here

Printed Name ANN C Thompson

THE VENICE COMPANY, a Florida General Partnership

By N. Jean Trammell
N Jean Trammell, general partner

By Thomas B Trammell
Thomas B Trammell, general partner

By Michael J. Hartley
Michael T Hartley, general partner

By Gladys G. Hartley
Gladys G. Hartley, general partner

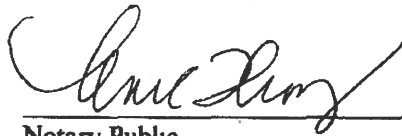
By Jean R. Ehrhart
Jean R Ehrhart, Durable Power for Carol A Higman, general partner

By N. Jean Trammell TTEE
N Jean Trammell, Trustee for the Dale K and Jean R Ehrhart Irrevocable Grandchildren's Trust u/a/d 2/16/89, general partner

By Jean R. Ehrhart
Jean R Ehrhart, Trustee for the Jean R. Ehrhart Trust u/a/d 9/14/89, general partner

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me on January 7, 2000, by N Jean Trammell, Thomas B Trammell, Michael T Hartley and Gladys G Hartley (as joint tenants with right of survivorship), N Jean Trammell, Trustee for the Dale K and Jean R Ehrhart Irrevocable Grandchildren's Trust u/a/d 2/16/89, Jean R Ehrhart, Durable Power for Carol A Higman, and Jean R. Ehrhart, Trustee for the Jean R Ehrhart Trust u/a/d 9/14/89, as general partners of The Venice Company, a Florida general partnership, on behalf of the partnership They are personally known to me or have produced Florida driver's licenses as identification and did not take oaths



Notary Public

VeniceCo QuitclaimDeed.wpd



Ann C Thompson
My Commission CC888948
Expires Sep. 29, 2000



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
3/5/2018

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).

PRODUCER Purmort & Martin Insurance Agency LLC 2301 Ringling Boulevard Sarasota FL 34237		CONTACT NAME: PHONE (A/C, No. Ext): E-MAIL ADDRESS: patti@purmort.com FAX (A/C, No): (941) 953-4901	
INSURED The Venice Company Ltd, LLLP 231 Tamiami Trail S Venice FL 34285-1999		INSURER(S) AFFORDING COVERAGE INSURER A: Southern Owners INSURER B: Cincinnati Indemnity Company INSURER C: INSURER D: INSURER E: INSURER F:	
		NAIC # 10190 23280	

COVERAGES **CERTIFICATE NUMBER:** 18/19 Liab Master **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 SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC	<input checked="" type="checkbox"/>	20116103	3/4/2018	3/4/2019	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPI/OP AGG \$ 2,000,000
	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS		CAA5126345	3/1/2018	3/1/2019	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ PIP - Basic \$ 10,000
	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$		4911610300	3/4/2018	3/4/2019	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	<input type="checkbox"/> Y <input checked="" type="checkbox"/> N	N/A			WC STATUTORY LIMITS <input type="checkbox"/> OTHER <input type="checkbox"/> E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

The City of Venice is listed as Additional Insured in reference to Venice Company: 101 W Venice Ave Venice FL 34285

CERTIFICATE HOLDER

CANCELLATION

City of Venice
401 West Venice Avenue
Venice, FL 34285

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

Russ Bobbitt/JEN

James Clinch

From: The Venice Company <thevenicecompany@gmail.com>
Sent: Friday, March 09, 2018 11:41 AM
To: James Clinch
Subject: Fwd: FW: License Agreement Review: Grease Trap at 101 W. Venice Ave.

Hello James,

I'am writing to you to verify my ability to sign as an owner as well as a registered agent for The Venice Company LTD LLLP. I stand as the President of the management company Venco Management Inc, which is the general partner of the LLLP and gives me the ability to sign for any ownership level decisions as well as management level as a registered agent. I talked to Donna and she said that a written paragraph to you should suffice. If any documentation is needed please let me. Otherwise let me know if there is anything else you might need from me.
Have a good day sir,

Arthur Trammell

----- Forwarded message -----

From: Mark Beebe <mark@beebedesignstudio.com>
Date: Fri, Mar 9, 2018 at 9:31 AM
Subject: FW: License Agreement Review: Grease Trap at 101 W. Venice Ave.
To: "Arthur Trammell (thevenicecompany@gmail.com)" <thevenicecompany@gmail.com>

Arthur,

Please find the city attorney's question about agency & authority to sign. I have already taken care of the addition witness issue this morning.

Thanks,

Mark A. Beebe, AIA

Principal Architect



[825 S. Tamiami Trail • Suite 1](#)

[Venice • FL 34285](#)