



Land Use & Environmental Services Division Phone: (850) 891-7100

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MODEL HOME CONSTRUCTION AGREEMENT

This agreement applies to the construction of model homes in subdivisions prior to the installation and acceptance of roadways and utilities, and final plat recordation. This agreement applies only to the interim period between preliminary plat approval and the completion of necessary infrastructure and the recording of the final plat. Should the developer opt to construct model homes, it shall be with the understanding that the City of Tallahassee has no obligation to supply any utilities/services to the model homes until such time as the utilities and roadways have been installed, inspected, and accepted in compliance with the terms outlined within the Utility Letter of Agreement, and a final plat has been recorded.

1. A "Model Home" consists of one (1) single-family attached or detached dwelling unit.
2. "Model Home" permits are authorized subject to the following conditions:
 - A. The developer shall have entered into a utility Letter of Agreement with the City of Tallahassee for the extension of the infrastructure that would serve the development.
 - B. The "Model Home" shall not be inhabited as a dwelling but only available for display and sales purposes.
 - C. No permanent utility connections shall be made to the structure.
 - D. The lot on which a model home is constructed shall not be sold to an individual prospective home buyer until after plat is recorded.
 - E. The agreement shall become null and void once the plat, the utilities systems, and roadway have been recorded and accepted for ownership and maintenance.
 - F. In accordance with Section 9-63 of the City of Tallahassee Land Development Code, a maximum of three (3) model homes per subdivision may be approved by the City.
3. Should the developer or builder fail to honor the above provisions of this agreement, no further model homes permits will be issued.

Name of Subdivision

Lot and Block Number(s) of Proposed Model Homes

Name of Developer's Company

Name of Builder's Company

Name of Developer (print name and title)

Name of Builder (print name and title)

Signature of Developer

Signature of Builder

Witness:

Signature/Print Name

Signature/Print Name

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me by _____, who is personally known to me or has produced _____ as identification and who did not take an oath.

WITNESS my hand and official seal this _____ day of _____, A. D. 20_____

Notary Public State of Florida at Large

My Commission expires:

Revised: 8/21/09 / Expires: 9/30/10