

BUSINESS IMPACT ESTIMATE

The City provides the following Business Impact Estimate, which may be revised following its initial posting. Much of the Ordinance updates administrative responsibilities, terminology and references to governing codes. It establishes no specific fee amounts and does not amend the fire-impact-fee rate schedule. Out of an abundance of caution, the City provides this estimate to address potential direct economic effects of the local requirements described below, without waiving any applicable statutory exemption.

1. Summary of the proposed ordinance (must include a statement of the public purpose to be served by the proposed ordinance, such as serving the public health, safety, morals, and welfare of the municipality):

The Ordinance updates Chapters 38 and 118, establishes the Life Safety Division, revises inspections, permitting, enforcement, standby protection and lawful cost recovery, and requires approved emergency gate access. Its public purpose is to protect life and property and administer fire and life-safety requirements consistently.

2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City, if any:

- (a) An estimate of direct compliance costs that businesses may reasonably incur.

The organizational, terminology and code-reference amendments do not themselves add business compliance requirements. Recurring inspection intervals are generally at least every three years for light-risk occupancies, every two years for moderate-risk occupancies and annually for high-risk occupancies. At those frequencies and the proposed \$100, \$150 or \$200 fees, recurring inspection charges annualize to approximately \$33.33 to \$200 per inspected occupancy, excluding additional required inspections and services. A business responsible for a gate needing an approved emergency-opening system may incur approximately \$1,200 in equipment costs. Installation, programming, electrical work, permits, repairs and maintenance are additional and vary by site. Required notices, inspections and correction of violations may also entail staff time or site-specific costs. Available information does not support a reliable uniform estimate of those additional costs.

- (b) Any new charge or fee imposed by the proposed ordinance or for which businesses will be financially responsible.

The Ordinance establishes no specific fee amounts. It addresses inspections and permits, applicant-requested pre-permit fire plan review, standby protection and lawful cost recovery. Applicable amounts would be established through separately adopted fee schedules. Applicant-requested pre-permit fire plan review is billed in half-hour increments at a separately established rate, without a duplicate fee when included in another adopted City charge. Standby charges are subject to applicable minimums and billing increments.

- (c) An estimate of the City's regulatory costs, including estimated revenues from any new charges or fees to cover such costs.

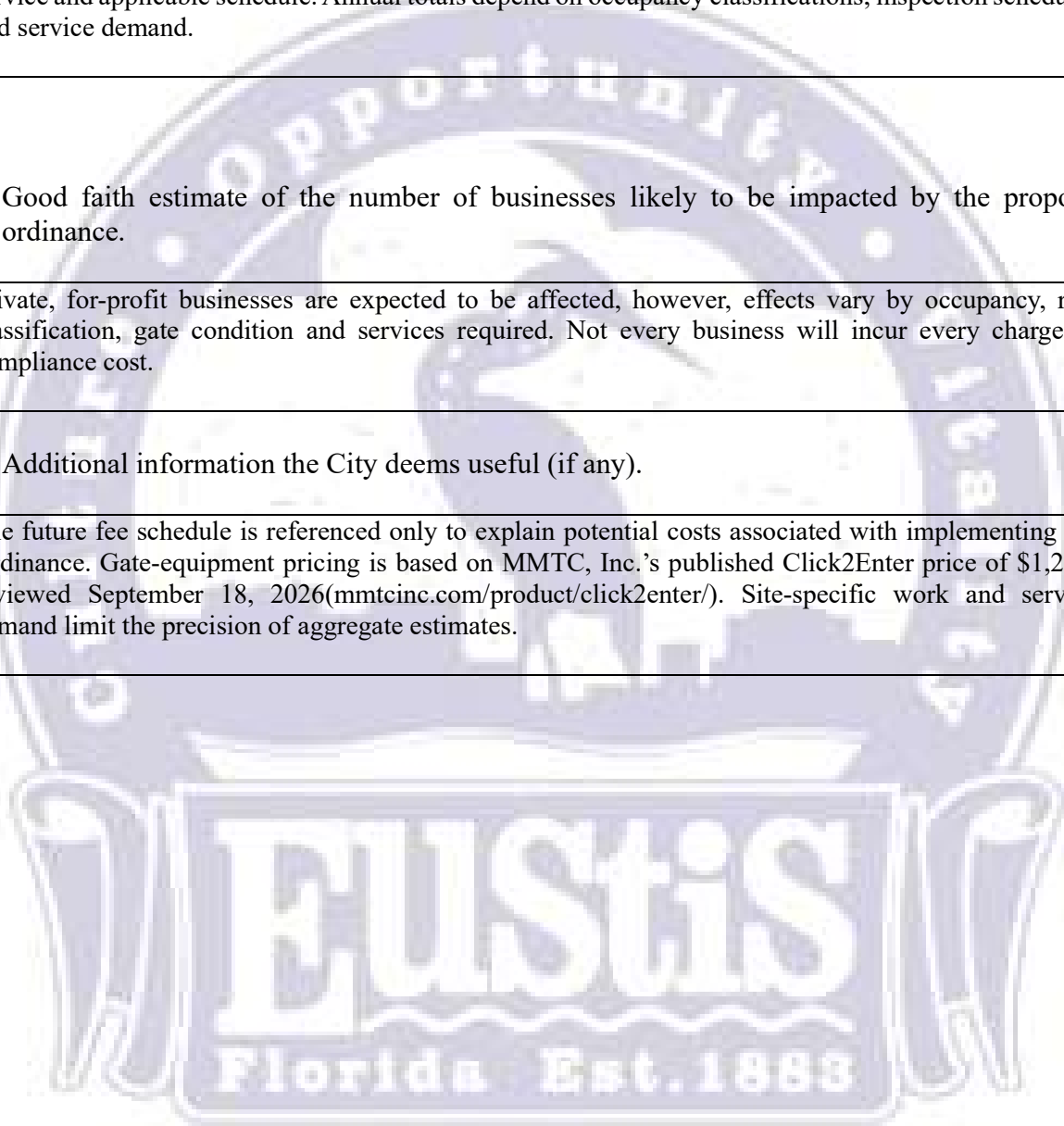
The administrative and code-reference amendments do not themselves create a new revenue source. For affected services, the companion resolution bases scheduled fees on Fire and Finance estimates of attributable service and administrative costs. Recurring inspection costs and corresponding proposed receipts are estimated at \$100, \$150 or \$200 per inspection. Other costs and receipts depend on the service and applicable schedule. Annual totals depend on occupancy classifications, inspection schedules and service demand.

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance.

Private, for-profit businesses are expected to be affected, however, effects vary by occupancy, risk classification, gate condition and services required. Not every business will incur every charge or compliance cost.

4. Additional information the City deems useful (if any).

The future fee schedule is referenced only to explain potential costs associated with implementing the Ordinance. Gate-equipment pricing is based on MMTc, Inc.'s published Click2Enter price of \$1,200, reviewed September 18, 2026(mmtcinc.com/product/click2enter/). Site-specific work and service demand limit the precision of aggregate estimates.



Business Impact Estimate Eligibility Form

Section 166.041(4), Florida Statutes

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Eustis' website by the time notice of the proposed ordinance is published.

This form simply assists in determining whether a Business Impact Estimate must be completed under Florida law for the proposed ordinance. Should a Business Impact Estimate be required or should the City opt to provide one as a courtesy based on the selection below then a separate form with the statutory components of Section 166.041(4)(a) shall also accompany the proposed ordinance.

Ordinance Number	2026-30
Ordinance Subject	Update to Chapters 38 and 118 concerning fire prevention and protection
Legal Advertising Date	September 20, 2026
First Reading On	9/24/2026
Second Reading On	10/1/2026

Ordinance Title

AN ORDINANCE OF THE CITY OF EUSTIS, LAKE COUNTY, FLORIDA, AMENDING CHAPTER 38 OF THE CODE OF ORDINANCES, ENTITLED "FIRE PREVENTION AND PROTECTION"; AND CHAPTER 118, ENTITLED "CONSTRUCTION STANDARDS"; ESTABLISHING AND DEFINING THE LIFE SAFETY DIVISION; ADOPTING CURRENT GOVERNING CODES AND STANDARDS; ESTABLISHING RISK-BASED FIRE AND LIFE-SAFETY INSPECTION FREQUENCIES; UPDATING ADMINISTRATIVE, ENFORCEMENT, PERMITTING, STANDBY FIRE PROTECTION, COST RECOVERY, FIRE IMPACT FEE PROVISIONS, AND RELATED FIRE SAFETY STANDARDS IN CHAPTER 118; PROVIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY, CORRECTION OF SCRIVENER'S ERRORS, AND AN EFFECTIVE DATE.

Based on the City's review of the proposed ordinance (must select one of the following):

- ☐ The City has determined the statutory exemption identified below applies to the proposed ordinance; a Business Impact Estimate is NOT required and therefore not provided.
- ☒ The City has determined the statutory exemption identified below applies to the proposed ordinance; however, the City has prepared the Business Impact Estimate as a courtesy and to avoid any procedural issues that could impact the enactment of the proposed ordinance.
- ☐ The City has prepared a Business Impact Estimate in accordance with section 166.041(4), Florida Statutes.

Exemptions

The City has determined that a Business Impact Estimate is NOT required as the following exemption applies to the proposed ordinance:

Section 166.041 (4)(c) exemption: Choose an item.

