

A. COMMERCIAL PROPERTY INFORMATION

1. Name of Business: Upper Deck Ale & Sports Grille Business Owner's Name COSTAS KAMBOUROPOULOS
 2. Owner's Date of Birth: 9/29/38 Owner's Social Security No. [REDACTED]
 3. Business Address: 906 E Hallandale Beach Blvd Federal Identification Number [REDACTED]
 4. Type and Nature of Business: Restaurant

5. State the true, exact, correct and complete name of the corporation, partnership or trade name under which you do business. If a corporation, state the name of the president and secretary. If a trade name, state the names of individuals who do business under the trade name.
 Name Lynn Haven Inn Inc
 Check all that apply: Business is a Sole Proprietorship Partnership Corporation
 Non-profit None of Above (Specify _____)

The name, titles and business phone numbers of the corporate officers, or partners, or individuals doing business under a trade name, are as follows:
Costas Kambourooulos President 954 263 6610
Relix & Harry Kambourooulos UP/DIRECTORS 954 639 2570
Angelique Kambourooulos Secretary/Treasurer 954 263-6201

6. How many years has this business been operating? 10 yrs
 7. How many years at current address: 11 yrs
 8. Have you or your tenant ever been convicted of a felony/misdemeanor? If yes, please explain on a separate page. NO
 9. List and describe all bankruptcy petitions (voluntary or involuntary) which have been filed by or against the business, its parent or subsidiaries or predecessor organizations during the past five years. Include in the description the disposition of each such petition: If none, so state.

None

10. List all current claims, arbitrations, administrative hearings and lawsuits brought by or against the business: If none, so state. NONE
 11. List and describe all criminal proceedings or hearings concerning business related offenses in which the business was a defendant. If none, so state. NONE

12. Has your property been cited for outstanding code violations? Yes No Don't Know

13. List the improvements that you want to make with the proceeds of this loan and the estimated costs, if known:

<u>Tri-Vantage Screen Outdoor</u>	\$ <u>25,000.00</u>
<u>Eagle Contracting & Demolition</u>	\$ <u>32,100.00</u>
<u>Seminole Tiki Hut</u>	\$ <u>61,124.00</u>
<u>AD Systems Signs</u>	\$ <u>47,700.00</u>
_____	\$ _____
_____	\$ _____

14. Approximate amount of loan you are applying for, if known: ~ \$ 175,000.00

15. List the existing mortgages on the property to be improved.

	<u>Lienholder</u>	<u>Origination Date</u>	<u>Balance</u>	<u>Monthly Payment Amt.</u>
1st Lien	S/B Bank	2008	1,250,000.00	\$13,045.00
2nd Lien				
3rd Lien				

16. Do business owners have other sources of income in addition to income from this business?

Yes _____ No If Yes, indicate the source of the income: _____

BUSINESS OPERATIONS INFORMATION

1. List the name, position, responsibilities and home address of key business personnel and the length of time each has been working with the business.

<u>Name</u>	<u>Position</u>	<u>Responsibilities</u>	<u>Home Address</u>	<u>How Long with Business</u>
Harry Kambourpaly	GM	general manager	1201 N 46 Terrace Hollywood FL 33021	10 yrs

2. How did you hear about our program?
 _____ Internet _____ Front Desk _____ Comcast _____ Direct Mail Other Major Cooper

C. BUSINESS DEBT INFORMATION

1. OUTSTANDING LOANS OR OTHER DEBTS: (Including Business Credit Cards)

<u>Lender/Creditor</u>	<u>Account No.</u>	<u>Monthly Pymt</u>	<u>Balance</u>
N/A			

2. FURTHER COMMENTS REGARDING DEBTS, IF APPLICABLE.

N/A

CITY OF HALLANDALE BEACH /HALLANDALE BEACH CRA
COMMERCIAL CODE COMPLIANCE LOAN PROGRAM
LOAN APPLICATION FORM

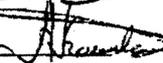
D. AGREEMENT

I (we), the owner(s) of the above described business understand that the intent of this application is only for purposes of pre-qualifying for a loan and does not guarantee acceptance or approval and no commitment is hereby made on the part of either the applicant, the City or the CRA.

I(we) certify that to the best of my(our) knowledge, all the information in this application and all information furnished in support of this application is true and correct. Any property assisted under this program will not be used for any illegal or restricted purpose.

Any intentionally false or fraudulent statement or supporting documents will constitute cancellation of my (our) application. The City of Hallandale Beach or Hallandale Beach Community Redevelopment Agency is hereby authorized to verify any of the above information and to inspect the property prior to approval. I(we) agree to have no claim for defamation, violation of privacy or other claims against any person, firm or corporation by reason of any statement or information released by them to the City of Hallandale Beach.

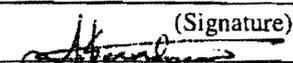
PENALTY FOR FALSE OR FRAUDULENT STATEMENT: Federal law, U.S.C. Title 18, Sec. 1001, provides: Whoever, in any matter within the jurisdiction of any department or agency of the U.S. knowingly and willfully falsifies or makes false, fictitious or fraudulent statements, or entries, shall be fined not more than \$10,000 or imprisoned not more than five years, or both.

OWNER: Felix Kambourpoulos  DATE: 6/18/13 *Costas Kambourpoulos*
(Printed name and Signature)
OWNER: Angelique Kambourpoulos  DATE: 6/18/13 *Angelique Kambourpoulos*
(Printed Name and Signature) *HARRY KAMBORPOULOS*
WITNESS: _____ DATE: _____ *x [Signature]*
(Printed Name and Signature)

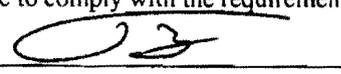
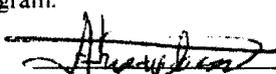
AUTHORIZATION FORM REQUIRED BY FEDERAL PRIVACY ACT

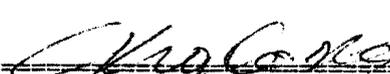
Under the Privacy Act of 1974, it will be necessary for the City of Hallandale Beach or Hallandale Beach CRA to supply the appropriate agencies you listed on your application with written approval from you to allow them to release information from their files to verify the information you provided on your application. Please sign the appropriate space below to authorize these verifications.

This authorizes the City of Hallandale Beach or the Hallandale Beach CRA to have free access to my business information and records, sources of other income, creditors and other verifications as may be required to process my application.

OWNER:  DATE: 6/18/13 *[Signature]*
(Signature)
OWNER:  DATE: 6/18/13 *x [Signature]*
(Signature)

By signing this application, I acknowledge that I have received and read a copy of the CRA General Commercial Code Compliance Loan Program Information Sheet and the Promissory Note used with this Program. I understand and agree to comply with the requirements of the program.

  6/18/13
Owner Owner Date

 *x [Signature]*

2-8-2013

From

Upper Deck Ale & Sports Grille
Costas Kambouropoulos
906 East Hallandale Beach Blvd
Hallandale Beach, FL 33009

Letter of Intent

To whom this may concern:

In reference to Hallandale Beach's CRA *Business Incentive/Enticement* application I am submitting this as my letter of intent for our business.

Upper Deck is coming close to 10 years of business in Hallandale Beach. We have watched the city grow and have grown with it. There are so many exciting new businesses and buildings going up which is great for all of us. With that in mind we need to also update with the times.

We will submit plans and applications to you to help with the expansion and beautification of Upper Deck. Our intentions are to build and expand our outside tiki patio area to the curb and give us twice the space for outdoor operations. As a result we plan to create many more jobs from cooks to waiters and bartenders and managers for the community. We live in Florida and it's a no brainer whether its summer or especially winter, people want to sit outside. By expanding we will be able to have almost double capacity outside.

Also, we plan the beautification of the front of the property to add even more curb appeal. We will be putting in a state of the art sign, new driveway and pavers, new landscaping and touching up the front entrance façade. Having spent well over \$1.5 million in the last 10 years, we are planning to spend close to \$300,000 on this current proposed project.

We are very excited for the proposed changes and are very fortunate to have the CRA *Business Incentive/Enticement* program available.

Thank you very much. Please call me with any further questions.

Sincerely,

Costas Kambouropoulos
Owner
954-454-8878

Subject: Re: Hallandale Beach CRA Small Business Loan Application
From: Felix (southboca@yahoo.com)
To: lorisletterbox@yahoo.com;
Cc: ltorres@hallandalebeachfl.gov; southboca@me.com;
Date: Thursday, June 20, 2013 1:58 PM

Good afternoon ladies and any gentlemen that may be involved.

I have included all the requests in the email below by PDF attachments. The one point that I will answer by the body of this text and can be added to the letter of Intent is the question of how many more jobs. We are anticipating adding 15-25 employees that will include cooks, bartenders, waiters and management. 15 will serve as the minimum hires.

All other points are covered by the PDF attachments. Any other questions please feel free to contact us.

LET'S GO HEAT!!!!!!!

Felix Kambouropoulos

From: Lori Schlesselman <lorisletterbox@yahoo.com>
To: southboca@yahoo.com
Cc: LizaTorres <ltorres@hallandalebeachfl.gov>
Sent: Sunday, June 16, 2013 10:34 PM
Subject: Re: Hallandale Beach CRA Small Business Loan Application
Hello Felix,

This email is a reminder of our discussion last week. As of today, I have not received any of the following documentation to complete your application.

- Application signed by all four owners
- Clarify how many jobs will be added to the business as a result of the loan. The letter of intent says "many more jobs"
- 2011-2012 personal tax returns for Felix and Harry
- Recent credit reports for Felix, Harry, and Angelique
- Recent criminal background checks for Felix, Harry and Angelique
- Year-to-Date Income Statement and Year-to-Date Balance Sheet for 2013

I will also follow up with you by phone this week. If you have any questions, please feel free to call me at 561-699-3275.

Thank you,

Dolores Schlesselman
Small Business Analyst
Ph (561) 699-3275

FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS**Detail by Entity Name****Florida Profit Corporation**

LYNNHAVEN INN, INC

Filing Information

Document Number	P06000071016
FEI/EIN Number	541605512
Date Filed	05/19/2006
State	FL
Status	ACTIVE
Effective Date	05/30/1991

Principal Address906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009**Mailing Address**906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009**Registered Agent Name & Address**KAMBOUROPOULOS, COSTAS
906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009**Officer/Director Detail****Name & Address**

Title PD

KAMBOUROPOULOS, COSTAS
906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009

Title VPD

KAMBOUROPOULOS, FELIX
906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009

Title STD

KAMBOUROPOULOS, ANGELIQUE
906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009

Title VPD

KAMBOUROPOULOS, HARRY
906 E HALLANDALE BEACH BLVD
HALLANDALE, FL 33009

Annual Reports

Report Year	Filed Date
2012	04/30/2012
2013	04/16/2013
2013	05/13/2013

Document Images

<u>05/13/2013 -- AMENDED ANNUAL REPORT</u>	View image in PDF format
<u>04/16/2013 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/30/2012 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/29/2011 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/22/2010 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/16/2009 -- ANNUAL REPORT</u>	View image in PDF format
<u>07/10/2008 -- ANNUAL REPORT</u>	View image in PDF format
<u>08/12/2007 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/19/2006 -- Domestic Profit</u>	View image in PDF format

