



# CLERMONT STATS



The City of Clermont, known as the "Gem of the Hills," was founded in 1884 and incorporated in 1916. Clermont is located in south Lake County at the crossroads of State Road 50 and U.S. 27, approximately 22 miles west of Orlando (via State Road 50), and is conveniently accessible to Orlando and the central Florida attractions.

Clermont is primarily residential in character with a growing commercial base which includes major shopping, lodging, and restaurants. With direct access to over 20 lakes and with even more close by, Clermont is a fishing and water sports paradise. The U.S. Census shows Clermont's population in 2010 was 28,742 and is the largest city in Lake County with over 14.75 square miles.

For more information about doing business in Clermont, and the entire Metro Orlando region, contact the Metro Orlando Economic Development Commission at 407.422.7159 or [info@OrlandoEDC.com](mailto:info@OrlandoEDC.com).

## From The Mayor

"Clermont, the 'Gem of the Hills', has established itself as the largest city in Lake County and is home to over 28,742 residents and 12,730 homes. The city has grown more than 208 percent since the 2000 census. The City of Clermont is a Tree City USA, which provides a great mix of residential, retail, office and recreational opportunities to satisfy most aspects for families and businesses. With a thriving downtown located next to Lake Minneola, the businesses of Clermont are here to offer residents and visitors its southern hospitality. Located in central Florida, with access to major transportation corridors, Clermont provides the perfect location to live, work and visit."



Harold Turville, Jr., Mayor

## MAJOR EMPLOYERS

- South Lake Hospital
- Lake County School System
  - Super Walmart
  - City of Clermont
    - Publix
    - Target
  - Home Depot
  - Lowes

## CITY STATS

### Established

1916

### Population

28,742 (2010 U.S. Census)

### Government

Council/Manager

### Municipal

### Boundaries

14.75 square miles

### Median Family Income

\$48,216.00

## CITY OF CLERMONT DEPARTMENTS/CONTACTS

City Manager  
Wayne Saunders  
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Mayor's Office  
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Planning & Zoning  
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City Clerk  
Tracy Ackroyd  
352.394.4081  
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## INCENTIVES

### City Incentives

The City of Clermont provides a fast and friendly review process utilizing a Site Plan Review Committee, local boards, and the City Council. The development process, along with local permit processing and inspections, assures safe and accurate construction for all new developments. Clermont has created an environment where businesses can thrive.

The Community Redevelopment Agency (CRA) ensures that Downtown Clermont and the Lake Minneola lakefront continue to thrive by reinvesting in the district through streetscape, road and landscape improvements. Four types of grants are available in the CRA district ranging from façade grants to impact fee assistance for targeted businesses.

### County Incentives

Lake County is the owner of the Christopher C. Ford Commerce Park, which is located at the intersection of U.S. 27 and Florida's Turnpike.

The County has enacted the Job Growth Investment Trust Fund, which may award qualified businesses up to \$4,000 for each new job created at a salary of 115 percent of the county's average annual wage. The county has also suspended transportation impact fees for new projects until March 1, 2012.

## CITY ACTIVITY

**Downtown Clermont Redevelopment & Streetscape** - This project involved aesthetic improvements to Clermont's historic downtown area. The project included new landscaping, new, wider sidewalks, brick paver accents in roadways, repaving and widening of streets, new decorative street lamps selected to match the historic style of downtown, and new landscape islands with power outlets for holiday decor. These, and various other improvements, resulted in a cohesive and historic look for downtown Clermont. Decorative directional signs for downtown businesses have been added in downtown and the ID sign for the downtown at S.R. 50 and 8th Street has been refurbished.

The City of Clermont recently completed the renovation the *Historic Village* in 2010. The site is located along the shore of Lake Minneola and has buildings of significant historical value in a museum-style setting. The renovated *Train Depot* and the original *Cooper Memorial Library* buildings are the newest completed renovations which function as a meeting place for indoor and outdoor venues. The site is a charming addition to the multi-use South Lake Trail and Waterfront Park.

**Roads** - Projects underway or planned:

- Six-lane widening of S.R. 50 from U.S. 27 to the Florida Turnpike; est. completion 4/2012.
- U.S. 27 from just south of S.R. 50 to Lake Louisa Road (south of the City limits); est. completion 12/2011.
- S.R. 50 and U.S. 27 intersection is scheduled to go out to bid 7/2011.
- Hooks Street, from U.S. 27 to Sandhill View Blvd. is scheduled to start construction in the spring of 2011 to provide a four-lane parallel facility to S.R. 50 from U.S. 27 to Hancock Rd.

**Growth** - New residential housing units have continued, even with the downturn in the economy. Over 270 single family permits were issued in 2010. With an overall population of 28,742, Clermont has grown by 19,409 since 2000 and accounted for over a third of Lake County's population growth from 2009 to 2010. Clermont still has over 1,600 residential lots available and about 360 in the planning process.

*Clermont Landing* – at the corner of U.S. 27 and Steve's Road, opened in March 2009 with a JC Penney's, TJ Maxx, Ross, two Darden restaurants, the EPIC 16-screen movie theatre, and other stores.

*Clermont Crossings* – at Lost Lake, south of Steve's Road, has a BJ's Wholesale Club, ALDI Food Store, Firestone, and other stores for shopping, eating and service.

## MAJOR BUSINESS DISTRICTS

<b>District</b>	<b>Acreage</b>	<b>Classification</b>	<b>Industry Focus</b>
Downtown/ CBD & CRA	157	Commercial/Residential/ Government	Retail/Office/Residential
State Road 50 Corridor	340	Commercial/Office	Retail/Office/Multi-purpose
U.S. 27 Corridor	300	Commercial/Office/ Mixed Use/Residential	Retail/Multi-purpose/ Residential
Hospital/ Medical Offices	100	Professional/Institutional	Medical/Mixed Use

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**"Lake County has amazing natural resources in its land and its people. Recent improvements in our transportation system, expansion of our local college, and renewed focus of the business community toward creating a strong economy have built upon these natural resources -- resulting in a wonderful place to operate and locate a company."**

**Kristen Bartch Knight  
Atex Distributing, Inc.**

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