AGENDA
BRADENTON COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING
4:00 p.m. Thursday, February 29, 2024
COUNCIL CHAMBERS - 101 OLD MAIN STREET

1. MEETING CALLED TO ORDER

2. PLEDGE OF ALLEGIANCE

3. CITIZEN COMMENTS

Citizen comment will be accepted during the Citizen Comment portion of the meeting on any non-agenda item, agenda item, future agenda item or topic of relevance to the Community Redevelopment Agency of the City of Bradenton. Comments will be accepted on the public hearings at the appropriate time.

4. CONSENT AGENDA

a) Community Redevelopment Agency: Resolution CRA BA 24-01 - Budget Amendment for Fund 131 (Central CRA)
Resolution CRA BA 24-01 - C CRA.pdf
2024-02-21 CCRA Budget Amendment Worksheet JWB.pdf

b) Community Redevelopment Agency: Resolution CRA BA 24-02 - Budget Amendment for Fund 132 (Downtown CRA)
Resolution CRA BA 24-02 - D CRA.pdf
2024-02-21 DCRA Budget Amendment Worksheet JWB.pdf

c) Community Redevelopment Agency: Resolution CRA BA 24-03 - Budget Amendment for Fund 133 (Tamiami Trail CRA)
Resolution CRA BA 24-03 - TT CRA.pdf
2024-02-21 TTCRA Budget Amendment Worksheet JWB.pdf

d) Community Redevelopment Agency: Community Redevelopment Agency: Meeting Minutes 1-25-2024 CRA Meeting Minutes
12-19-23 CRA Meeting Minutes FINAL.pdf

5. DOWNTOWN CRA

a) Community Redevelopment Agency: Mineral Springs Park - Sculpture Review of Concept Design
2.22.2024_ SD-Florida-Mineral Springs_Singing RIver.pdf

b) Community Redevelopment Agency: Mural Design for the City Centre Parking Facility
Photo of Mary Fragapane's Final Design 2-20-2024.jpg
Morning light Mural Wall.jpg

M Fragapane Artist Statement Mural 2024.pdf

6. CENTRAL CRA

a) Community Redevelopment Agency: Disposition of CRA Owned Property in the Central CRA District Area.
Location Map - 636 10th Ave E.pdf

7. OTHER DISCUSSION / NEW BUSINESS

a) Community Redevelopment Agency: CRA Sustainable Redevelopment Incentives
2024-02-22 Sustainable Redevelopment Incentives JWB.pdf

8. ADJOURN

RULES OF PROCEDURE FOR AGENDA AND PUBLIC APPEARANCES BEFORE THE CRA BOARD

Please place cell phones on silent mode!

Non-Discrimination Statement: The City of Bradenton prohibits discrimination in all of its services, programs or activities on the basis of race, color, age, disability, sex, national origin, religion, genetic information or marital status. Persons with a disability needing a reasonable accommodation to participate in, or who require assistance or an alternative means for communication of program information, should contact:

City of Bradenton
ADA/Title VI Coordinator
101 Old Main Street
Bradenton, FL 34205
ADACoordinator@cityofbradenton.com
941-932-9470
TTY: 7-1-1 or 1-800-955-8771

La ciudad de Bradenton proveera servicio de interprete a las personas quienes su primer lenguage no es el ingles. Si necesita estos servicios, usted o su representante puede comunicar al ADA/Title VI Coordinator, 101 Old Main Street, Bradenton, FL 34205. También, puede llamar al (941) 932-9470 o enviar correo electrónico a ADACoordinator@cityofbradenton.com.

AT COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING:

Citizen comment will be accepted during the Citizen Comment portion of the meeting on any non-agenda item, agenda item, future agenda item or topic of relevance to the CRA. Citizen comment related to any public hearing item shall be provided during the duly noticed public hearing in order to maintain an accurate record of the proceedings. All citizen comments related to quasi-judicial items are required to be under oath and such comments will be invited to be presented during the duly noticed public hearing for such items.

If an individual (or agent) wishes to address the CRA Board, they should complete a comment card available at the back of the Chamber and submit such card to the CRA Program Administrator.

At the appropriate time during the meeting, the Chair will call speakers to come forward. After being recognized by the Chair, the individual should come to the podium and, for the public record, state their name and address, and then provide any relevant comments or testimony related to the item they wish to address. In the case of an agent, they shall identify themselves and the party they represent.

The speaker should then proceed to state their position or present their information. An individual appearance for citizen comment will be limited to three (3) minutes unless additional time is permitted by the Chair or consensus of the CRA Board.

Additional time will be allowed (up to 10 minutes at the discretion of the Chair or consensus of the CRA Board) for public hearing items if the speaker is officially representing a group of five or more people, provided that written authorization is provided that the person is authorized to speak on behalf of the group.

Note: If handouts are being distributed, please provide a minimum of ten (10) copies to the Program Administrator. If you wish to display a drawing or rendering, contact Karen Kyser, as indicated above, prior to the meeting. Any submissions commented on, photographs, letters, renderings, etc. will be kept by the CRA for the official record.

AGENDA ITEM NO. 4.a

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Christopher Munyon, Community Redevelopment Agency

ITEM TYPE: Budget Adjustment

AGENDA SECTION: **CONSENT AGENDA**

SUBJECT: Resolution CRA BA 24-01 - Budget Amendment for Fund 131 (Central CRA)

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Fiscal Year 2023-24, budget adjustments for Fund 131 - Central CRA District

Amend or adjust the FY 2023-24 budget to update certain line items to reflect county contributions, carryover, and adjustments in funding.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Yes, Approve

SUGGESTED MOTION:
Move to approve Resolution CRA BA 24-01

ATTACHMENTS:
Resolution CRA BA 24-01 - C CRA.pdf
2024-02-21 CCRA Budget Amendment Worksheet JWB.pdf

COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON
RESOLUTION CRA BA 24-01

A RESOLUTION OF THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, AMENDING/ADJUSTING THE 2023-24 ANNUAL BUDGET FOR FUND 131 (CENTRAL CRA REDEVELOPMENT AREA); PROVIDING AN EFFECTIVE DATE.

WHEREAS, Section 189.016(6), Florida Statutes, allows the governing board of a community redevelopment agency to amend its budget at any time within a fiscal year or within 60 days following the end of the fiscal year by resolution; and

WHEREAS, it is the objective to maintain accuracy of the budget document to reflect policy determinations of the Board of the Community Redevelopment Agency of the City of Bradenton ("CRA") as to the proper and legally defensible appropriation of funds authorized by the Community Redevelopment Plan; and

WHEREAS, the CRA Executive Director requests to amend or adjust the FY 2023-24 budget at this time to update certain line items to reflect county contributions, carryover, and adjustments in funding.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON:

1. The attached Budget Adjustment Form has been submitted by the CRA Executive Director and is hereby approved.
2. Upon CRA Board approval, City of Bradenton Accounting Department shall process the form adjusting the CRA's budget, and will maintain the original documents as required.
3. Pursuant to Section 189.016, Florida Statutes, this adjustment will be posted on the Community Redevelopment Agency of the City of Bradenton's website.
4. This Resolution shall become effective immediately upon its adoption.
5.

PASSED AND DULY ADOPTED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, WITH A QUORUM PRESENT AND VOTING ON THIS **29th DAY OF FEBRUARY, 2024**.

_____
Josh Cramer
CRA Chairman

Approved as to form:

_____
Scott Rudacille
CRA Attorney

Attest:

_____
Jeff Burton
CRA Executive Director

Community Redevelopment Agency of the City of Bradenton - Central CRA

DESCRIPTION	2023	2023A
Beginning Fund Balance	$ -	$ -
REVENUES		
Carry Over	$ 2,970,859.90	$ 2,970,859.00
Increment Revenue	$ 1,605,575.88	$ 1,612,771.49
Interest Earnings	$ 20.00	$ 20.00
Rent	$ 44,800.00	$ 54,800.00
Property Dispositions	$ -	$ 25,001.00
Annual Revenue	$ 1,650,395.88	$ 1,692,592.49
Total Revenue + Fund Balance	$ 4,621,255.78	$ 4,663,451.49
EXPENSES		
OPERATIONS & MANAGEMENT		
Executive Director	$ 39,599.00	$ 25,895.74
Assistant Director	$ 31,348.00	$ -
Program Adminstrator	$ 25,043.00	$ 13,996.88
Public Art Coordinator	$ 5,831.00	$ 10,753.12
CRA Manager	$ 27,719.00	$ 17,823.20
Service Incentive	$ 754.00	$ 421.45
FICA Executive Director	$ 2,394.00	$ 1,338.50
FICA Assistant Director	$ -	$ -
FICA Program Adminstrator	$ 1,557.00	$ 871.31
FICA Public Art Coordinator	$ 329.00	$ 462.29
FICA CRA Manager	$ 1,628.00	$ 955.93
MC Executive Director	$ 560.00	$ 313.18
MC Assistant Director	$ 454.00	$ -
MC Program Adminstrator	$ 364.00	$ 203.81
MC Public Art Coordinator	$ 77.00	$ 142.02
MC CRA Manager	$ 381.00	$ 223.68
FRS Executive Director	$ 5,373.00	$ 3,003.46
FRS Assistant Director	$ -	$ -
FRS Program Adminstrator	$ 5,449.00	$ 3,046.62
FRS Public Art Coordinator	$ 790.00	$ 1,459.31
FRS CRA Manager	$ 3,761.00	$ 2,081.25
HC Executive Director	$ 4,252.00	$ 2,376.72

HC Assistant Director	$ -	$ -
HC Program Adminstrator	$ 4,252.00	$ 2,789.14
HC Public Art Coordinator	$ 1,288.00	$ 2,376.72
HC CRA Manager	$ 4,252.00	$ 2,376.72
LI Executive Director	$ -	$ 92.22
LI Assistant Director	$ -	$ -
LI Program Adminstrator	$ 62.00	$ 35.41
LI Public Art Coordinator	$ 15.00	$ 55.52
LI CRA Manager	$ 69.00	$ 41.06
WC Executive Director	$ 98.00	$ 55.52
WC Assistant Director	$ -	$ -
WC Program Adminstrator	$ 64.00	$ 36.15
WC Public Art Coordinator	$ 14.00	$ 26.93
WC CRA Manager	$ 69.00	$ 40.86
CONTRACTUAL & PROFESSIONAL SERVICES		
Legal	$ 20,000.00	$ 20,000.00
Recording	$ 300.00	$ 300.00
Community Visioning	$ 100,000.00	$ -
Public Art Master Plan	$ 30,000.00	$ 9,222.12
Business Flare	$ 50,000.00	$ 34,500.00
Audit Software	$ 333.00	$ 333.00
Audit	$ 3,332.00	$ 3,332.00
Rental Property	$ 2,000.00	$ 2,000.00
Demolition	$ 50,000.00	$ 25,000.00
METV	$ 9,350.00	$ 9,350.00
Security Service	$ 36,667.00	$ 28,067.68
Soofa Maintenance	$ 6,200.00	$ 6,200.00
Freebee	$ 58,240.00	$ 59,835.68
Bank Fees	$ 1,560.00	$ 1,560.00
Appraisal, Survey, Title, Environmental	$ 12,500.00	$ 12,500.00
Travel and Per Diem	$ 3,550.00	$ 3,550.00
Communication Services	$ 2,084.00	$ 2,084.00
Freight and Postage	$ 665.00	$ 665.00
Zeno Large Copier	$ 400.00	$ 400.00
Zeno Large Copier Usage	$ 665.00	$ 665.00

Rental Property Insurance	$	5,000.00	$	5,000.00
General Liability Insurance	$	2,300.00	$	2,598.00
Rental Property Maintenance	$	4,500.00	$	4,500.00
CRA Owned Property Maintenance	$	10,000.00	$	10,000.00
Equipment Repair and Maintenance	$	150.00	$	150.00
Business Cards, Annual Report, Other	$	1,333.00	$	500.00
Maintanence Printing and Binding	$	120.00	$	120.00
Promotional Activities	$	2,500.00	$	2,500.00
Legal Advertisment	$	350.00	$	350.00
Property Tax	$	2,500.00	$	2,500.00
Office Supplies	$	2,500.00	$	2,500.00
Equipment Under 5000	$	1,500.00	$	1,500.00
Computer Equipment under 5000	$	500.00	$	500.00
Gear/Uniforms	$	300.00	$	300.00
FRA Annual Dues	$	831.00	$	831.00
Bradenton Herald	$	200.00	$	200.00
IEDC	$	152.00	$	152.00
FEDC	$	200.00	$	200.00
Americans for the Arts	$	35.00	$	35.00
FL Association of Public Art Professionals	$	50.00	$	50.00
Other Public Art Publications	$	50.00	$	50.00
CRM Software	$	700.00	$	700.00
CAFÉ	$	200.00	$	200.00
Temp	$	-	$	9,222.12
Education and Training	$	5,000.00	$	5,000.00
CRA Vehicle Purchase	$	-	$	5,533.27
Vehicle Insurance and Maintenance	$	-	$	922.21
Audit for Hope VI	$	-	$	12,500.00
CAPITAL IMPROVEMENT PROJECTS				
Land	$	500,000.00	$	200,000.00
Love Park Redevelopment	$	175,000.00	$	110,000.00
MLK Park Redevelopment	$	-		
Infrastructure	$	-	$	600,000.00
Lighting	$	275,000.00	$	100,000.00
Public Art Outlay	$	50,000.00	$	50,000.00

Community Redevelopment Agency of the City of Bradenton - Central CRA

REDEVELOPMENT INVESTMENT				
City of Bradenton	$	7,081.00	$	7,081.00
Bank of America	$	9,629.00	$	9,629.00
Sinking fund -Maintanence	$	-		
Sinking Fund -Police	$	-	$	500,000.00
ASSISTANCE TO BUSINESS				
Redevelopment Grant Program	$	212,335.00	$	150,000.00
Community Events	$	40,000.00	$	-
9th Ave W Commercial Cooridor	$	150,000.00	$	-
Implemetation of new Master Plan	$	350,000.00	$	-
Affordable Housing Projects	$	250,000.00	$	250,000.00
HOPE VI -A	$	75,000.00	$	75,000.00
HOPE VI-B	$	60,000.00	$	60,000.00
TRANSFERS				
New Sidewalks	$	250,000.00	$	250,000.00
On-Street Parking	$	200,000.00	$	200,000.00
Norma Loyd Park	$	50,000.00	$	-
Code Enforcement	$	25,000.00	$	-
Community Policing	$	269,959.00	$	269,959.00
City Admin Charge	$	25,000.00	$	25,000.00
Annual Expenses	**$**	**3,570,667.00**	**$**	**3,238,141.79**
Profit/Loss	$	1,050,588.78	$	1,425,309.70
Cost of Living		0.0447		0.0447

AGENDA ITEM NO. 4.b

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Christopher Munyon, Community Redevelopment Agency

ITEM TYPE: Budget Adjustment

AGENDA SECTION: **CONSENT AGENDA**

SUBJECT: Resolution CRA BA 24-02 - Budget Amendment for Fund 132 (Downtown CRA)

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Fiscal Year 2023-24, budget adjustments for Fund 132 - Downtown CRA District

Amend or adjust the FY 2023-24 budget to update certain line items to reflect county contributions, carryover, and adjustments in funding.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Yes, Approve

SUGGESTED MOTION:
Move to approve Resolution CRA BA 24-02

ATTACHMENTS:
Resolution CRA BA 24-02 - D CRA.pdf
2024-02-21 DCRA Budget Amendment Worksheet JWB.pdf

COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON
RESOLUTION CRA BA 24-02

A RESOLUTION OF THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, AMENDING/ADJUSTING THE 2023-24 ANNUAL BUDGET FOR FUND 132 (DOWNTOWN CRA REDEVELOPMENT AREA); PROVIDING AN EFFECTIVE DATE.

WHEREAS, Section 189.016(6), Florida Statutes, allows the governing board of a community redevelopment agency to amend its budget at any time within a fiscal year or within 60 days following the end of the fiscal year by resolution; and

WHEREAS, it is the objective to maintain accuracy of the budget document to reflect policy determinations of the Board of the Community Redevelopment Agency of the City of Bradenton ("CRA") as to the proper and legally defensible appropriation of funds authorized by the Community Redevelopment Plan; and

WHEREAS, the CRA Executive Director requests to amend or adjust the FY 2023-24 budget at this time to update certain line items to reflect county contributions, carryover, and adjustments in funding.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON:

1. The attached Budget Adjustment Form has been submitted by the CRA Executive Director and is hereby approved.
2. Upon CRA Board approval, City of Bradenton Accounting Department shall process the form adjusting the CRA's budget, and will maintain the original documents as required.
3. Pursuant to Section 189.016, Florida Statutes, this adjustment will be posted on the Community Redevelopment Agency of the City of Bradenton's website.
4. This Resolution shall become effective immediately upon its adoption.

PASSED AND DULY ADOPTED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, WITH A QUORUM PRESENT AND VOTING ON THIS **29th DAY OF FEBRUARY, 2024**.

_____
Josh Cramer
CRA Chairman

Approved as to form:

_____
Scott Rudacille
CRA Attorney

Attest:

_____
Jeff Burton
CRA Executive Director

Community Redevelopment Agency of the City of Bradenton - Downtown CRA

DESCRIPTION	2023	2023A
Beginning Fund Balance	$ -	$ -
REVENUES		
Carry Over	$ 6,104,711.16	$ 6,104,711.16
Increment Revenue	$ 5,902,251.55	$ 5,902,252.00
Interest Earnings	$ 5,000.00	$ 5,000.00
Annual Revenue	$ 5,907,251.55	$ 5,907,252.00
Total Revenue + Fund Balance	$ 12,016,962.71	$ 12,016,963.16
EXPENSES		
OPERATIONS & MANAGEMENT		
Executive Director	$ 40,799.00	$ 94,770.52
Assistant Director	$ 32,298.00	$ -
Program Adminstrator	$ 25,802.00	$ 51,224.30
Public Art Coordinator	$ 46,641.00	$ 39,353.15
CRA Manager	$ 28,559.00	$ 65,227.48
Service Incentive	$ 777.00	$ 1,542.38
FICA Executive Director	$ 2,468.00	$ 4,898.49
FICA Assistant Director	$ 2,003.00	$ -
FICA Program Adminstrator	$ 1,607.00	$ 3,188.71
FICA Public Art Coordinator	$ 2,631.00	$ 2,220.08
FICA CRA Manager	$ 1,679.00	$ 3,498.40
MC Executive Director	$ 577.00	$ 1,146.15
MC Assistant Director	$ 469.00	$ -
MC Program Adminstrator	$ 376.00	$ 745.88
MC Public Art Coordinator	$ 616.00	$ 519.75
MC CRA Manager	$ 393.00	$ 818.61
FRS Executive Director	$ 5,537.00	$ 10,991.74
FRS Assistant Director	$ -	
FRS Program Adminstrator	$ 5,617.00	$ 11,149.69
FRS Public Art Coordinator	$ 6,330.00	$ 5,340.62
FRS CRA Manager	$ 3,876.00	$ 7,616.73
HC Executive Director	$ 4,381.00	$ 8,698.08
HC Assistant Director	$ -	$ -
HC Program Adminstrator	$ 4,381.00	$ 10,207.39
HC Public Art Coordinator	$ 10,309.00	$ 8,698.08
HC CRA Manager	$ 4,381.00	$ 8,698.08
LI Executive Director	$ -	$ 200.00
LI Assistant Director	$ -	$ -
LI Program Adminstrator	$ 66.00	$ 129.60
LI Public Art Coordinator	$ 119.00	$ 203.18
LI CRA Manager	$ 73.00	$ 150.26
WC Executive Director	$ 103.00	$ 203.18
WC Assistant Director	$ -	$ -
WC Program Adminstrator	$ 67.00	$ 132.30
WC Public Art Coordinator	$ 117.00	$ 98.55
WC CRA Manager	$ 72.00	$ 149.55

CONTRACTUAL & PROFESSIONAL SERVICES

Legal	$	20,000.00	$	35,000.00
Recording	$	300.00	$	300.00
Community Visioning	$	100,000.00	$	-
Public Art Master Plan	$	30,000.00	$	33,750.13
Business Flare	$	50,000.00	$	-
Audit Software	$	333.00	$	333.00
Audit	$	3,332.00	$	3,332.00
Rental Property	$	-	$	-
Demolition	$	50,000.00	$	25,000.00
METV	$	9,350.00	$	9,350.00
Axis 360	$	3,100.00	$	3,100.00
Security Service	$	36,667.00	$	74,368.52
Soofa Maintenance	$	12,400.00	$	12,400.00
Freebee	$	58,240.00	$	218,980.32
Bank Fees	$	-	$	-
Property fee Expense: Appraisal, Survey, Title, Environmental	$	10,000.00	$	10,000.00
Travel and Per Diem	$	3,550.00	$	3,550.00
Communication Services	$	2,044.00	$	2,044.00
Freight and Postage	$	670.00	$	670.00
Zeno Large Copier	$	400.00	$	400.00
Zeno Large Copier Usage	$	670.00	$	670.00
Rental Property Insurance	$	-	$	-
General Liability Insurance	$	2,300.00	$	2,598.00
Rental Property Maintenance	$	-	$	-
CRA Owned Property Maintenance	$	2,500.00	$	2,500.00
Equipment Repair and Maintenance	$	150.00	$	150.00
Business Cards, Annual Report, Other	$	1,334.00	$	1,334.00
Maintanence Printing and Binding	$	120.00	$	120.00
Promotional Activities	$	500.00	$	500.00
Legal Advertisment	$	400.00	$	400.00
Property Tax	$	-	$	-
Office Supplies	$	2,500.00	$	2,500.00
Equipment Under 5000	$	1,500.00	$	1,500.00
Computer Equipment under 5000	$	500.00	$	2,500.00
Gear/Uniforms	$	300.00	$	300.00
FRA Annual Dues	$	832.00	$	832.00
Bradenton Herald	$	200.00	$	200.00
IEDC	$	152.00	$	152.00
FEDC	$	200.00	$	200.00
Americans for the Arts	$	25.00	$	25.00
FL Association of Public Art Professionals	$	50.00	$	50.00
Other Public Art Publications	$	50.00	$	50.00
CRM Software	$	700.00	$	700.00
CAFÉ	$	200.00	$	200.00
Education and Training	$	5,790.00	$	6,000.00
Temp	$	-	$	33,750.13

Community Redevelopment Agency of the City of Bradenton - Downtown CRA

CRA Vehicle Purchase	$	-	$	20,250.08
Vehicle Insurance and Maintenance	$	-	$	3,375.01
CAPITAL IMPROVEMENT PROJECTS				
Land	$	1,064,110.00	$	2,500,000.00
Park Improvements and Construction	$	-	$	-
Infrastructure			$	-
Lighting	$	-	$	-
Public Art Outlay	$	400,000.00	$	250,000.00
Wayfinding	$	-	$	65,000.00
Reef Ball-Riverwalk	$	-	$	-
REDEVELOPMENT INVESTMENT				
2011 Riverwalk Debt Principle	$	210,000.00	$	210,000.00
2011 Riverwalk Debt Interest	$	199,530.00	$	199,530.00
Maintanence Sinking Fund	$	-	$	750,000.00
BPD Sinking Fund	$	-	$	750,000.00
ASSISTANCE TO BUSINESS				
Redevelopment Grant Program	$	450,000.00	$	400,000.00
Widewater	$	90,000.00	$	90,000.00
SUNZ	$	25,000.00	$	45,000.00
Springhill Suites	$	120,000.00	$	131,211.13
Riverview 6	$	950,000.00	$	950,000.00
Art Center Manatee	$	200,000.00	$	200,000.00
Community Events	$	50,000.00	$	-
9th Ave W Commercial Cooridor	$	200,000.00	$	-
Implemetation of New Master Plan	$	600,000.00	$	-
Affordable Housing Projects	$	500,000.00	$	-
TRANSFERS				
Community Policing	$	269,959.00	$	269,959.00
Code Enforcement	$	15,000.00	$	-
City Admin Charges	$	50,000.00	$	50,000.00
Riverwalk Fiber Optic	$	450,000.00	$	450,000.00
Downtown Maintenance	$	512,729.00	$	513,000.00
New Sidewalks	$	500,000.00	$	250,000.00
Riverwalk Lighting	$	150,000.00	$	150,000.00
CC Garage	$	430,417.00	$	430,417.00
Annual Expenses	**$**	**8,081,228.00**	**$**	**9,509,372.29**
Profit/Loss	$	3,935,734.71	$	2,507,590.87
Cost of Living		0.044651527		0.044651527

AGENDA ITEM NO. 4.c

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Christopher Munyon, Community Redevelopment Agency

ITEM TYPE: Budget Adjustment

AGENDA SECTION: **CONSENT AGENDA**

SUBJECT: Resolution CRA BA 24-03 - Budget Amendment for Fund 133 (Tamiami Trail CRA)

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Fiscal Year 2023-24, budget adjustments for Fund 133 - Tamiami Trail CRA District

Amend or adjust the FY 2023-24 budget to update certain line items to reflect county contributions, carryover, and adjustments in funding.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Yes, Approve

SUGGESTED MOTION:
Move to approve Resolution CRA BA 24-03

ATTACHMENTS:
Resolution CRA BA 24-03 - TT CRA.pdf
2024-02-21 TTCRA Budget Amendment Worksheet JWB.pdf

COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON
RESOLUTION CRA BA 24-03

A RESOLUTION OF THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, AMENDING/ADJUSTING THE 2023-24 ANNUAL BUDGET FOR FUND 133 (TAMIAMI TRAIL CRA REDEVELOPMENT AREA); PROVIDING AN EFFECTIVE DATE.

WHEREAS, Section 189.016(6), Florida Statutes, allows the governing board of a community redevelopment agency to amend its budget at any time within a fiscal year or within 60 days following the end of the fiscal year by resolution; and

WHEREAS, it is the objective to maintain accuracy of the budget document to reflect policy determinations of the Board of the Community Redevelopment Agency of the City of Bradenton ("CRA") as to the proper and legally defensible appropriation of funds authorized by the Community Redevelopment Plan; and

WHEREAS, the CRA Executive Director requests to amend or adjust the FY 2023-24 budget at this time to update certain line items to reflect county contributions, carryover, and adjustments in funding.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON:

1. The attached Budget Adjustment Form has been submitted by the CRA Executive Director and is hereby approved.
2. Upon CRA Board approval, City of Bradenton Accounting Department shall process the form adjusting the CRA's budget, and will maintain the original documents as required.
3. Pursuant to Section 189.016, Florida Statutes, this adjustment will be posted on the Community Redevelopment Agency of the City of Bradenton's website.
4. This Resolution shall become effective immediately upon its adoption.

PASSED AND DULY ADOPTED BY THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF BRADENTON, WITH A QUORUM PRESENT AND VOTING ON THIS **29th DAY OF FEBRUARY, 2024**.

_____
Josh Cramer
CRA Chairman

Approved as to form:

_____
Scott Rudacille
CRA Attorney

Attest:

_____
Jeff Burton
CRA Executive Director

Community Redevelopment Agency of the City of Bradenton - Tamiami Trail CRA

DESCRIPTION	2023	2023A
REVENUES		
Carry Over	$ 2,352,858.25	$ 2,352,858.25
Increment Revenue	$ 1,220,612.56	$ 1,229,018.62
Interest Earnings	$ 2,400.00	$ 2,400.00
Annual Revenue	$ 1,223,012.56	$ 1,231,418.62
Total Revenue + Fund Balance	$ 3,575,870.81	$ 3,584,276.87
EXPENSES		
OPERATIONS & MANAGEMENT		
Executive Director	$ 39,599.00	$ 19,733.95
Program Adminstrator	$ 25,043.00	$ 10,666.37
Public Art Coordinator	$ 5,831.00	$ 8,194.46
CRA Manager	$ 27,719.00	$ 13,582.24
Service Incentive	$ 754.00	$ 321.17
FICA Executive Director	$ 2,395.00	$ 1,020.01
FICA Program Adminstrator	$ 1,560.00	$ 663.98
FICA Public Art Coordinator	$ 329.00	$ 462.29
FICA CRA Manager	$ 1,629.00	$ 728.47
MC Executive Director	$ 561.00	$ 238.66
MC Program Adminstrator	$ 365.00	$ 155.31
MC Public Art Coordinator	$ 77.00	$ 108.23
MC CRA Manager	$ 381.00	$ 170.46
FRS Executive Director	$ 5,374.00	$ 2,288.80
FRS Program Adminstrator	$ 5,452.00	$ 2,321.69
FRS Public Art Coordinator	$ 792.00	$ 1,112.07
FRS CRA Manager	$ 3,762.00	$ 1,586.02
HC Executive Director	$ 4,253.00	$ 1,811.19
HC Program Adminstrator	$ 5,253.00	$ 2,125.47
HC Public Art Coordinator	$ 1,289.00	$ 1,811.19
HC CRA Manager	$ 4,253.00	$ 1,811.19
LI Executive Director	$ -	$ 70.28
LI Program Adminstrator	$ 64.00	$ 26.99
LI Public Art Coordinator	$ 19.00	$ 42.31
LI CRA Manager	$ 70.00	$ 31.29

WC Executive Director	$	100.00	$	42.31
WC Program Adminstrator	$	65.00	$	27.55
WC Public Art Coordinator	$	15.00	$	20.52
WC CRA Manager	$	70.00	$	31.14
CONTRACTUAL & PROFESSIONAL SERVICES				
Legal	$	20,000.00	$	20,000.00
Recording	$	300.00	$	300.00
Community Visioning	$	-	$	-
Public Art Master Plan	$	30,000.00	$	7,027.75
Business Flare	$	50,000.00	$	-
Audit Software	$	333.00	$	333.00
Audit	$	3,332.00	$	3,332.00
Rental Property	$	-	$	-
Demolition	$	150,000.00	$	150,000.00
METV	$	9,350.00	$	9,350.00
Axis 360	$	300.00	$	300.00
Security Service	$	36,667.00	$	5,432.77
Soofa Maintenance	$	-	$	6,200.00
Freebee	$	58,240.00	$	45,598.00
Bank Fees	$	300.00	$	300.00
Property fee Expense Appraisal, Survey, Title, Environmental	$	10,000.00	$	10,000.00
Travel and Per Diem	$	3,350.00	$	3,350.00
Communication Services	$	1,538.00	$	1,538.00
Freight and Postage	$	665.00	$	665.00
Zeno Large Copier	$	400.00	$	400.00
Zeno Large Copier Usage	$	665.00	$	665.00
Rental Property Insurance	$	-	$	-
General Liability Insurance	$	2,300.00	$	2,598.00
Rental Property Maintenance	$	-	$	-
CRA Owned Property Maintenance	$	10,000.00	$	10,000.00
Equipment Repair and Maintenance	$	150.00	$	150.00
Business Cards, Annual Report, Other	$	1,333.00	$	1,333.00
Maintanence Printing and Binding	$	120.00	$	120.00
Promotional Activities	$	500.00	$	500.00
Legal Advertisment	$	400.00	$	400.00

Property Tax	$ -	$ -
Office Supplies	$ 2,500.00	$ 2,500.00
Equipment Under 5000	$ 1,500.00	$ 1,500.00
Computer Equipment under 5000	$ 500.00	$ 500.00
Gear/Uniforms	$ 300.00	$ 300.00
FRA Annual Dues	$ 832.00	$ 832.00
Bradenton Herald	$ 200.00	$ 200.00
IEDC	$ 152.00	$ 152.00
FEDC	$ 200.00	$ 200.00
Americans for the Arts	$ 25.00	$ 40.00
FL Association of Public Art Professionals	$ 50.00	$ 50.00
Other Public Art Publications	$ 50.00	$ 50.00
CRM Software	$ 700.00	$ 700.00
CAFÉ	$ 200.00	$ 200.00
Education and Training	$ 5,990.00	$ 5,990.00
Temp		$ 7,027.75
CRA Vehicle Purchase	$ -	$ 4,216.65
Vehicle Insurance and Maintenance	$ -	$ 702.77
CAPITAL IMPROVEMENT PROJECTS		
Land	$ 300,000.00	$ 1,000,000.00
Park Improvements and Construction	$ 50,000.00	$ 25,000.00
Infrastructure New Sidewalks and On-Street Parking	$ 350,000.00	$ 200,000.00
Lighting	$ -	$ -
Public Art Outlay (Chrysallis)	$ 50,000.00	$ 50,000.00
Public Art Outlay	$ 100,000.00	$ 50,000.00
REDEVELOPMENT INVESTMENT		
Sinking fund - Police	$ -	$ 150,000.00
ASSISTANCE TO BUSINESS		
Redevelopment Grant Program	$ 200,000.00	$ 100,000.00
Grand Palms	$ 20,000.00	$ 18,050.52
Astoria	$ 400,000.00	$ 400,000.00
Community Events	$ 20,000.00	$ -
Redevelopment of CRA Owned Properties	$ 200,000.00	$ -

Community Redevelopment Agency of the City of Bradenton - Tamiami Trail CRA

9th Avenue Corridor	$	-	$	-
Affordable Housing Projects (Land, permits, impact fees)	$	250,000.00	$	100,000.00
TRANSFERS				
Community Policing	$	269,959.00	$	269,959.00
Code Enforcement	$	25,000.00	$	25,000.00
City Admin Charges	$	25,000.00	$	25,000.00
Annual Expenses	**$**	**2,800,475.00**	**$**	**2,789,268.80**
Profit/Loss	$	775,395.81	$	795,008.07
Cost of Living		0.0447		0.0447

AGENDA ITEM NO. 4.d

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Karen Kyser, Community Redevelopment Agency

ITEM TYPE: Minutes

AGENDA SECTION: **CONSENT AGENDA**

SUBJECT: Community Redevelopment Agency: Meeting Minutes 1-25-2024 CRA Meeting Minutes

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Community Redevelopment agency Meeting Minutes 1-25-2024 submitted for approval

FINANCIAL IMPACT:
N/A

SUGGESTED MOTION:
Approve

ATTACHMENTS:
12-19-23 CRA Meeting Minutes FINAL.pdf

CITY OF BRADENTON
COMMUNITY REDEVELOPMENT AGENCY MEETING

City Hall Council Chamber
101 Old Main Street
Bradenton, FL 34205

Minutes
Thursday, December 19, 2023

In Attendance: Vice Chair Marianne Barnebey, Board Member Lisa Gonzalez-Moore, Board Member Jayne Kocher, Board Member Pam Coachman

CRA Staff: - Jeff Burton, CRA Executive Director, Chris Munyon, CRA Manager, Karen Kyser, Program Administrator, Jean G. Farmer, Public Art Coordinator, Scott Rudacille, CRA Attorney,

1. **MEETING CALL TO ORDER –** Chair Josh Cramer

   Meeting was called to order by Chair Josh Cramer at 8:34 a.m.

2. **PLEDGE OF ALLEGIANCE**

3. **CITIZEN COMMENTS**

   None.

4. **CONSENT AGENDA**

   a. **CRA Meeting Minutes 11-16-2023**

   b. **Third Amendment to LURA with Pearl Homes**

   c. **2024 CRA Board Regular Meeting Dates**
      2024 CRA Board and Council Schedule

   d. **CRA Resolution 2023-08 Central CRA**

   e. **CRA Resolution 2023-09 Downtown CRA CAC**

   f. **CRA Resolution 2023-10 Tamiami Trail CRA CAC**

   Mr. Burton asked for all the CRA Police Officers to come forward for a group picture with the CRA Board. Sergeant Pilant introduced Officer Jackson, Officer Dozier, Officer MacNeil, Officer Butterfield, and Officer Telles.

Mr. Burton stated that Items d, e and f have been consolidated into one Resolution 2023 -08 which is under Item d.
Mr. Burton then went over the items on the Consent Agenda and stated all three of the resolutions were placed under one – Resolution 2023-08 at the City Council Meeting.

Vice Chair Barnebey made a motion to approve the Consent Agenda with items a, b, c, and d. Board Member Coachman seconded and the motion passed unanimously 5/0.

5. ALL CRA DISTRICTS

a. CRA CAC Policies 2023-11-07 with Highlighted Changes

Mr. Burton explained that also included under this item is the updated version of the resolution with the attorney's request included. He referenced a power-point presentation regarding the 16 new redevelopment grants. Mr. Burton also stated they will be using the City's purchasing policy, anything equal to or less than $25,000 is administrative and anything above will go to the CRA Board for final approval.

Board Member Kocher stated all grants should still come before the Board for approval.

Board Member Coachman asked for an example of a grant under $25,000. Mr. Burton offered a Brownfield grant for a tax credit in which the CRA offers up to 25 percent of the tax credit. He explained other situations/grants under the $25,000 amount. Board Member Coachman asked if the Board did not approve this limit, would the process would be more time consuming, and would the Board be having more special meetings. Mr. Burton stated they were trying to use the City's experts to make decisions to help with time.

Board Member Moore stated she appreciated the notion of moving things along quicker, but is unsure of the assignments of who would be reviewing things, mainly planning, future land use, and zoning. Mr. Burton explained the benefits of this and those are typically under $25,000. Board Member Moore suggested the City Council and Planning would be a part of rezoning. Board Member Moore then asked about the Manatee County Tourist Development Tax Advisory Board approving those items for the CRA Board. Mr. Burton stated for example a hotel bed tax that is collected by the County would be used throughout the area for tourism. The CRA Statute is clear about tourism, indicating it tells the CRA to redevelop coastal tourist areas. When the County and the City agree on something about the CRA, that is a strong case to make, that something can be done.

Discussion followed including details for different situations.

Mr. Scott Rudacille stated that based on the discussion, it is his opinion that the Resolution could be adjusted to indicate that the Individual Advisory Boards would be the final approval for grants in those areas under twenty-five thousand dollars, but with a potential

veto of the Board. Mr. Rudacille added as long as the Advisory Boards are only recommending boards and those decisions would go back to the CRA staff, that was something that could be done. Mr. Burton explained the process as a ranking from 0 to 10 from the Advisory Board based on presentation by the applicant, and then if it is less than twenty-five thousand, it goes to administrative for approval. If it is greater than $25,000, it goes to the CRA Board.

Board Member Kocher stated she would like to lower the threshold to $10,000.

Discussion followed regarding the amount, non-residential applicants, and uses.

Vice Chair Barnebey made a motion to table CRA Resolution 2023-08 Redevelopment Grants, until the next CRA meeting. Board Member Kocher seconded and the motion passed unanimously 5/0.

b. 2024 CRA Meeting Proposed Dates
The CRA board agreed to the meeting dates and all agreed to a 4pm start time for each meeting.

6. BRADENTON CRA

a. Agreement for Commission of Public Artwork at Mineral Springs Park at Riverwalk East

Board Member Kocher made a motion to approve the Agreement for Commission of Public Artwork at Mineral Springs Park at Riverwalk East. Board Member Coachman seconded and the motion passed unanimously 5/0.

7. OTHER DISCUSSION / NEW BUSINESS

Jeff Burton stated under the Downtown CRA Plan update currently moving through to City Council for a January hearing, the CRA staff has added the legal description for the Bradenton Women's Club into the boundary description. Mr. Burton added that is a building that, if it is not on the state or national register and if the City Council, according to the grants, were to deem historic, it could be eligible for matching grants to restore the building.

Vice Chair Barnebey explained that it is a historic building, and the members have been struggling to try to preserve the building, including fundraising and piece-mealing. Vice Chair Barnebey stated that if the CRA approves the legal description, those members will be able to apply for a Historic Preservation Grant which would allow for more funds to help them improve the building. Mr. Burton added that if the CRA were to adopt the grants to apply for a Historic Preservation Grant up to $100,000 to matching grant, it would come to the CRA Board due to the amount.

Mr. Burton stated staff was also working with Realize Bradenton to possibly rebrand the CRA. The CRA staff was also working with someone Realize Bradenton recommended and also 26 West who has a marketing group out at SCF that staff was looking at as well.

Mr. Burton stated the CRA plans were moving forward and will be before the Board soon.

Board Member Coachman stated the Downtown Women's Club is very fortunate if they are brought into the CRA to receive funding for their building. Board Member Coachman recalled a home that was in the 14th Street CRA called the Covington House and it was torn down, and it was a beautiful historic home. Ms. Karen Kyser added that the DDA had numerous meetings with an architect who struggled to try to get anything done, but the CRA did commit funding and it was unfortunate that the house had so many issues which turned out to be more costly than expected and the timing was bad.

Mr. Burton discussed the sustainable, affordable home. CRA staff had been in communication with CCNA Architects and architects that are not CCNA that would be under the City's purchasing policy, to move forward and begin the 30% plans that they said would be brought back to the Board. Mr. Burton added that it is their ambition to get that moving and have those plans to the Board in the springtime for review. He feels that by going through that process, it would create another policy that the Board would approve that would allow staff to move forward and create more of the same for the private sector to build.

Mr. Burton stated staff keeps a Team Site for the CRA Board along with every motion, by date that needs follow-up so they are not forgotten. He explained that Board Member Moore's motion regarding the Green property in the Tamiami Trail CRA, would move forward with the CAC to determine what the final disposition of the property should be and also to secure the property. Mr. Burton stated they were in the process of securing the property and were waiting for the CAC Board to get together so they could meet with the CRA staff. Mr. Burton added that with the passage of the policies, he sent out an application to the Board for the CACs. It is a copy of the City's volunteer application written for the CRA. Mr. Burton then stated the CCRA is full, but in the Tamiami and Downtown CRAs, there are still five empty seats for each, and applicants will need to be approved by the CRA Board.

Board Member Coachman stated the CCRA has a member who is in the CCRA because she works in the school district and there are two schools in the CCRA, but she resides in the Tamiami Trail CRA. Board Member Coachman felt that she would be vital if the CRA could poach her, because that is an area that has been totally forgotten and ignored. Mr. Burton explained they would need to sit down and work that out with the attorney.

In addition, Mr. Burton also explained how the CRA is now utilizing the CACs is different from what other CRAs do. The CRA Board makes the policies, then the CACs make recommendations to the Board.

Mr. Burton then stated that the Old Substation on 14th Street would be demolished that week and a fence would be put up to protect the area.

Board Member Coachman praised law enforcement and the fire department for their great work after a fire at Love Park occurred.

Mr. Burton stated staff was working on the new incentives package which is much bigger than the grant packages and will all come before the Board for approval. Mr. Burton added that they are self-funding so the money does not exist until the building is built, and the building pays for the incentives, so it does not come out of the existing trust fund. But those are long term incentives which he has used all over the state. He will be providing those to the Board within the next 60-days along with a boiler-plate contract to review and rehab that will be a standard contract, then the Board would have consistency with their incentives.

Mr. Burton discussed legislative preemption on homestead exemption because, if it passed, it would cause havoc for the City and the CRA, and it would greatly reduce funding that the CRA commits. Mr. Burton explained no one could have foreseen the bill that was passed and, in the future, staff would try to adjust for that, but there would always be that possibility that legislature could come down with something that could affect them greatly that they did not see coming.

Board Member Kocher stated that if Mr. Burton, with his expertise, sees something like that, the CRA should give feedback to the legislators. Mr. Burton stated that there is a position open on the FRA Board that is a political position. He believes the man from Newport Richey, Pete Altman, came off and if anyone would like to consider that position, Mr. Burton could put a word in with the executive director to make that happen. He explained only if they agree to sit on the legislative board so that they can keep an ear on the ground with the legislature. Mr. Burton discussed the City of Fort Myers Council and staff go to Tallahassee on their own and how much they get in return including grants. Mr. Burton offered to speak with his friend in Fort Myers to see how they are doing and what their protocols and procedures are.

8. ADJOURN

Chair Cramer adjourned the meeting at 9:39 a.m.

NOTE: This is not a verbatim record

AGENDA ITEM NO. 5.a

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Jean Farmer, Community Redevelopment Agency

ITEM TYPE: Presentation

AGENDA SECTION: **DOWNTOWN CRA**

SUBJECT: Mineral Springs Park - Sculpture Review of Concept Design

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The Mineral Springs Park at Riverwalk East Public Art Project is in the conceptual stage.
Artist Reinaldo Correa and team member Adam Buente presented the latest concept design, including the Singing River sculpture and the kiosks. The Public Art Advisory Board reviewed the latest concept design in a special meeting on Feb. 22nd and voted 6/0 to recommend the CRA Board approve the conceptual design.

ATTORNEY REVIEW/RECOMMENDATION:
NA

SUGGESTED MOTION:
Motion to approve the Concept Design

ATTACHMENTS:
2.22.2024_ SD-Florida-Mineral Springs_Singing RIver.pdf

REINALDO CORREA **STUDIO**

Schematic Design/Design Development



The Singing River, Bradenton Florida

Schematic Design Meeting Agenda:

1. Welcome and Team Introductions (8:00 AM - 8:05 AM)

- Brief welcome and quick team member introductions.

2. Community Feedback & Project Timeline Review (8:05 AM - 8:10 AM)

- Community Feedback
- Project Timeline.
- Highlight key milestones, deadlines, and critical phases.

3. Discussion of Site Existing Conditions (8:10 AM - 8:25 AM)

- Overview of the current state of the project site.
- Briefly highlight challenges, opportunities, or noteworthy conditions.

4. Kiosk Topics and Design (8:25 AM - 8:40 AM)

- Collaborations with Reflections of Manatee, Realize Bradenton & Angola Descendants
- Quick overview of kiosk themes, requirements, and functionalities.
- Highlight key design elements and locations

5. Main Artwork Structure (8:40 AM - 8:55 AM)

- Brief discussion of the main artwork materials, & initial structural analysis.
- Focus on high-level artistic considerations from previous community workshops.

6. Closing Remarks and Next Steps (8:55 AM - 9:00 AM)

- Summarize key points from discussions.
- Assign immediate action items and deadlines.
- Confirm the date and time for any necessary follow-up discussions.

Meet Our Team!

Design-Build Team: Project|One Studio (P1 Studio)

Design



Project One Studio Design Office, connected to the fabrication shop

Who we are.

Project One Studio explores the possibilities of connection through new technology, materiality, and the human environment.

We are artists, architects, and designers with over 10 years of experience. Our experience and passion push our designs to be integrated, efficient, and beautiful.

Fabricate



Project One Studio fabrication shop

What we do.

Because we manage nearly all of our fabrication in-house, our hands and eyes are on the artwork from start to finish.

We use innovative fabrication techniques that seamlessly merge the digital with the analog, allowing us to deliver highly complex projects on time and budget.

Install



On-site installation of Reticulation

Where we go.

We work nationally at the limitless intersections of public art and architecture. We develop, build, and install large-scale private and public art commissions and custom architectural installations.

We work with the client from the beginning to end. The same people that designed the project are on-site installing the project. This level of involvement fosters a strong relationship with clients and communities.

02. Community Feedback & Project Timeline Review

Discussion Points

A. Community Feedback
B. Project Timeline.
C. Highlight key milestones, deadlines, and critical phases.

Survey Results
Community Input Meeting
June 20, 2023

1. How did you find out about the Community Meeting?
   1. I received a postcard 0
   2. Social Media 4
   3. Signs, flyers 6
   4. Other 1

   Comments:
   - COB Website
   - Word of mouth
   - CRA came to let us know
   - Networking group
   - Email from city staff
   - Friend
   - Friendly City Forward Facebook
   - Sarasota HECALP?
   - Personal Invite
   - CRA/Jean G Farmer
   - Jean Farmer
   - Word of mouth

2. How Close do you live to the Mineral Springs Park?
   a. I live within one mile of the park. 6
   b. I live within 2-10 miles of the park. 10
   c. I live within 10-20 miles of the park. 2
   d. I live over 20 miles from the park. 1

3. How often do you visit the Mineral Springs Park?
   a. Very often 9
   b. Somewhat often. 6
   c. Not very often. 4

4. What do you think of the new design concept for public art at the Mineral Springs Park?
   a. I like it. 19
   b. I'm neutral. 0
   c. Not my cup of tea. 0

   Comments: 0



June 20, 2023:

Community Engagement

4. What do you think of the new design concept for public art at the Mineral Springs Park?
   a. I like it. 19
   b. I'm neutral. 0
   c. Not my cup of tea. 0
   Comments: 0

I am impressed with the journey taken for this creative effort.
I love the sunset colors for the contrast to the sky
Sustainable materials
I believe the river is the backbone of our community and I like that you tell the story.
I like # 1 rendition – Not # 2.
Use replicas of past times arrow heads -Fort wood walls
Very Informative presentation. Loved meeting the artist. Great detail.
The Singing River piece represents the river. It is close to the movement of the river, the music, the wake.

June 20, 2023:
Community Engagement

What do you like *most* about the design?

- Color Scheme -link to history.
- The Layers, the sound, the scale – being able to look from a distance -get under it.
- Incorporating the wind to create music
- I enjoy the blend of history and modern art. Lights at night will be great for walkers
- I love how it is a piece that touches multiple senses -visual – auditory – physical.
- Fluidity.
- Love the color variations. References to the past .
- Colorful; offers shade & light and the song.
- Colorful, musical, mimics the river.
- Incorporates sound.
- It's connection to the river. Inspiration form the river.
- Color. Use the sun to fuel it.
- All my "Disney Fantasies" are on display – I'm thinking "Pocahontas" the color of the wind.
- The use of sound/ using pipes to catch the wind.
- The color, vision of connecting history to design.
- Art being elevated -interactive.
- Colors-movement-structure-simplicity

June 20, 2023:
Community Engagement

What do you like least about the design?

- Concerned about sound issues for neighboring residents
- From some angles it looks like a dragon, which isn't the vibe.
- I would like to see more shade incorporated, possibly a ___ that has a _____ color and of design.
- I was concerned about the location and the competition with the river.
- I think adding the people would be wonderful!
- Artificiality
- Facial Portion
- I think # 2 design is too far-fetched for people to "get". Too "artsy fartsy". A sculpture of a head? Just weird.
- No reclaimed local materials
- Concerned about sustainability of materials & environmental effect. Also, will the "singing" be too loud?
- Wondering how it would hold up during storms
- Nothing -it fits the location

June 20, 2023:

Community Engagement

1. Additional Comments:

Please consider ease of maintenance

Excited to use it!

I will be interested to see if the public may donate to the _____of the park, sponsoring park benches, shade, etc.

Please don't use glass – if it gets broken someone will step on it and get hurt. Plus, the maintaining of it would be harder.

Let nature talk -but the heart sings with abundance of thoughts. This artwork will "sing" through the park. The theme is a genuine reflection of past, present and future. I hope it will last the te time… and 150 mph winds.

It would be interesting to see materials that provide higher sustainability/recycled materials. I think it would be very interesting to see textures, colors, patterns, illustrations, or other types of to create other areas for people to take pictures of/with. The more artistic and/or abstract (less informational) the more it gives opportunity for visitors to come and interact with it. (making it "instagrammable" and attractive to visitors and residents. As the neighborhood grows, it would be wonderful to highlight the history, native and sustainable aspects we love.

Excited since we visit the park almost daily.

History of different peoples. Importance of river for trade.

Beautiful presentation!

We don't feel the design needs to change. Great detail in planning all aspects of the art installation.

Consider doing a coloring scheme of sunrise to sunset as the art meanders. Lighting to maybe slowly transition to give it an appearance of glistening.

Art is the essence of a community! Without art… it is just buildings with no substance or value. Art uplifts and brings communities together!

PHASE	DELIVERABLES, OBLIGATIONS, AND/OR SERVICES	ESTIMATED DATE
1	Execution of Agreement.	December 19, 2023
2	The Artist's completion and submission of the Concept Design. The CRA review and acceptance of the Concept Design.	February 15, 2024 Public Art Advisory Board Recommend Approval: Feb 20, 2024 CRA Approval: Feb. 29, 2024
3	The Artist's completion and submission of Stamped Footings Documents to the CRA. The CRA completion of the construction of all improvements to the Site contemplated by the Stamped Footings Documents.	April 8, 2024
4	The CRA submission to the Artist of As-Built drawings of construction of CRA-required improvements to the Site. If necessary, the Artist shall complete and submit to the CRA a revised Concept Design, based on the As-Built drawings of the Site improvements.	May 23, 2024
5	The Artist's completion and submission of the Final Design. The Artist shall commence fabrication of the Artwork as soon as is practicable after CRA approval of Final Design.	The Artist Submit: Within sixty (90) days of Artist receipt of As-Built drawings from the CRA. July 22, 2024 The CRA Approve: 30 days after Artist submission of Final Design to the CRA. Aug. 29, 2024
6	The Artist's completion of fifty percent (50%) of the fabrication of the Artwork.	Estimated prior to one hundred twenty (120) days after the Artist commencement of fabrication. December 19, 2024
7	Completion of fabrication; transportation and installation of the Artwork on the Site.	Estimated one hundred eighty (180) days after the Artist's commencement of fabrication. February 17, 2025
8	The CRA's final review and acceptance of the installed Artwork. The Artist's delivery of the updated Maintenance Guidelines, if any, to the CRA	The CRA Acceptance: Response within fifteen (15) days of installation. March 2, 2025 Updated Maintenance Guides delivered: Within fifteen (15) days of the CRA Acceptance. March 17, 2025
9	Dedication of the Artwork.	

03. Site Existing Conditions

Discussion Points

A. Overview of the current state of the project site.
B. Briefly highlight challenges, opportunities, or noteworthy conditions.



North Site- Public Art Installation





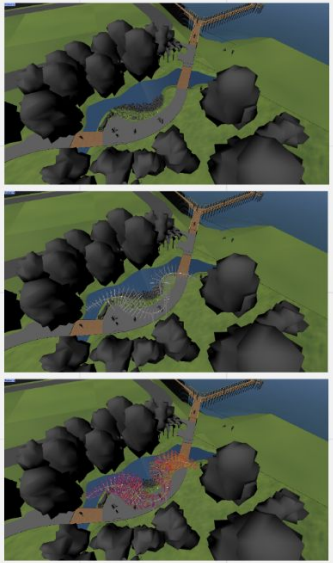
South Site- Public Art Installation



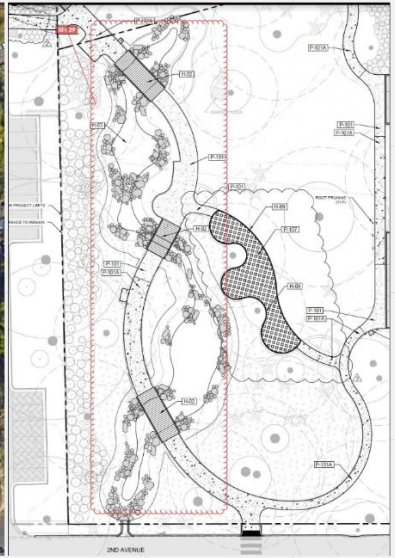


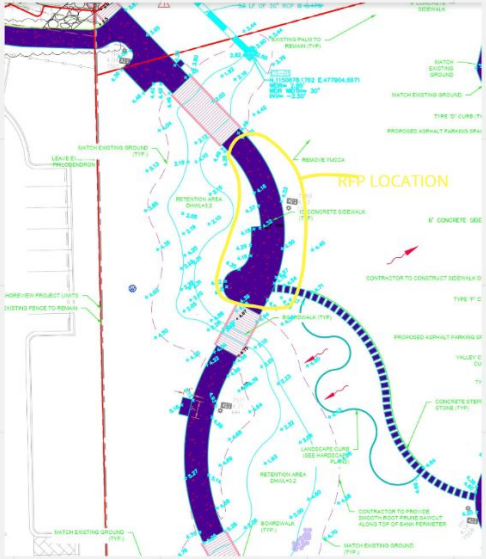
Note:
Working with Local Team on existing condition data.

IDENTIFICATION OF ARTWORK LOCATION FOR FOOTING

















RFP CAD DWG-NEED TO UPDATE



Concept 2- Locations

Note:
South side of the site would be a great opportunity to include kiosks to tie the entire site experience.

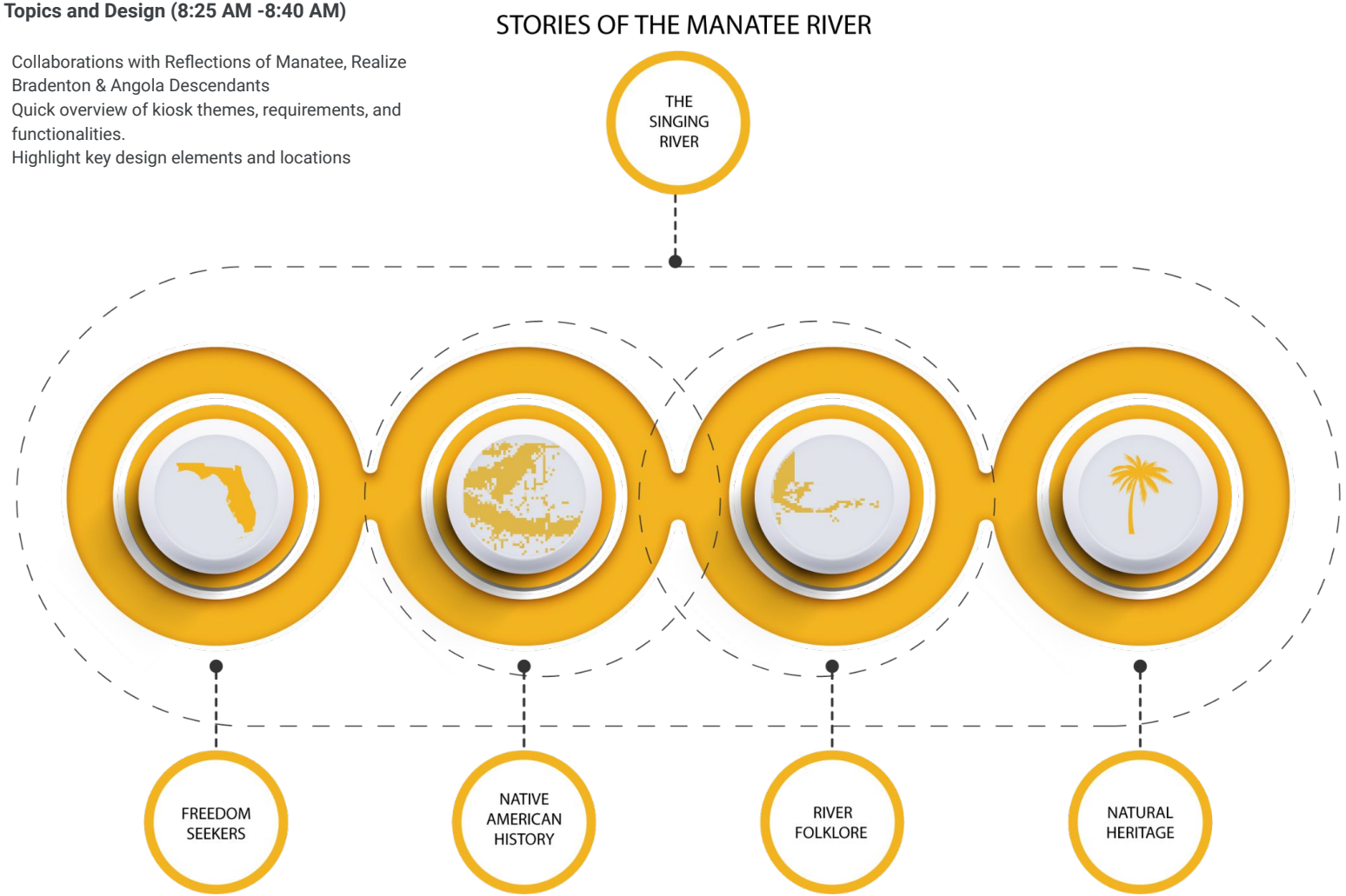
04. Kiosk Topics and Design

Discussion Points

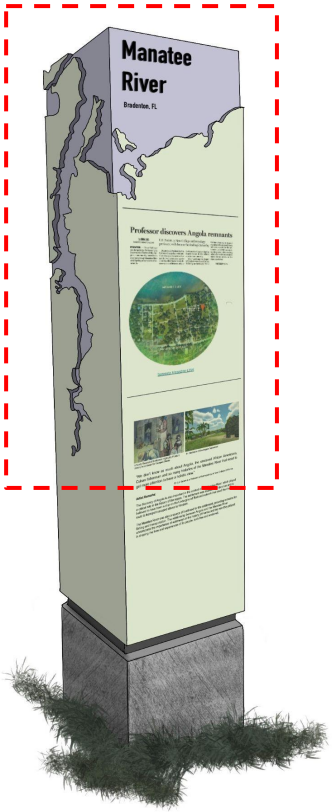
A. Collaborations with Reflections of Manatee, Realize Bradenton & Angola Descendants
B. Quick overview of kiosk themes, requirements, and functionalities.
C. Highlight key design elements and locations
D. Pricing

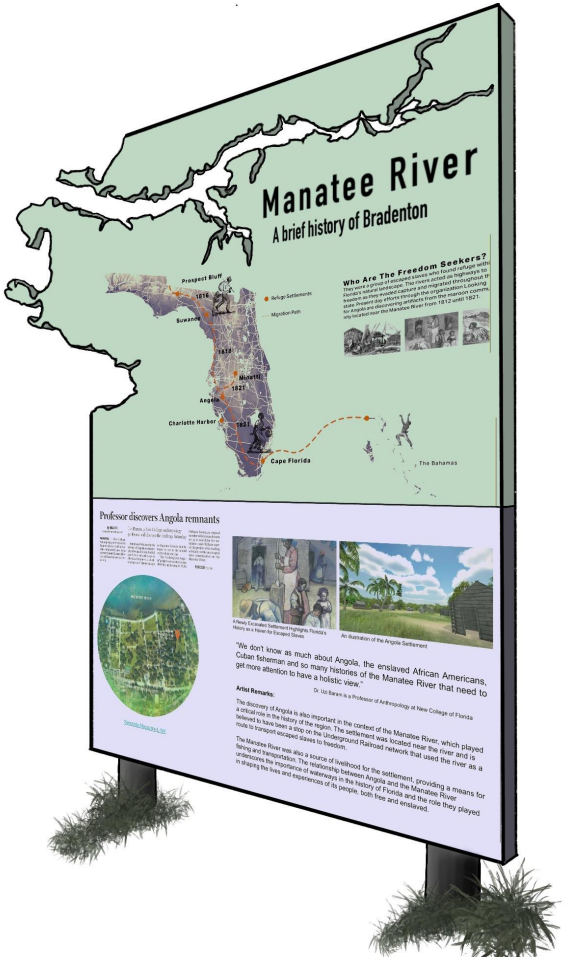
4. Kiosk Topics and Design (8:25 AM -8:40 AM)

- Collaborations with Reflections of Manatee, Realize Bradenton & Angola Descendants
- Quick overview of kiosk themes, requirements, and functionalities.
- Highlight key design elements and locations



APPROX: Kiosk Budget for QTY 3:
$10,792
(Community Engagement, Graphic Design, Kiosk Design, Materials, Fabrication, Finish, Installation)





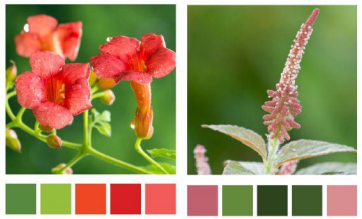






Singing River Sunset Palette













Artwork Color Explorations

Professor discovers Angola remnants

By ERICA EARL
eearl@bradenton.com

Uzi Baram, a New College anthropology professor, will discuss the findings Saturday

MANATEE — New College Anthropology Professor Uzi Baram said traces of the Angola community have been recovered near Manatee Mineral Spring after years of research.

Baram said Wednesday the history of Angola, a community of escaped slaves that fled south two centuries ago to Florida wilderness, is an obscure piece of history unique to Manatee County that he hopes to see in the school curriculum one day.

The "Looking For Angola" project was created in late 2004 by archeologist Vicki Oldham. Baram, an original member of the research team set up to search for the settlement, said Oldham started the project after reading scholarly works on escaped slave communities on the Manatee River.

PROFESSOR TO 9A



Sarasota Magazine-LINK



A Newly Excavated Settlement Highlights Florida's History as a Haven for Escaped Slaves



An illustration of the Angola Settlement

"We don't know as much about Angola, the enslaved African Americans, Cuban fisherman and so many histories of the Manatee River that need to get more attention to have a holistic view."

Dr. Uzi Baram is a Professor of Anthropology at New College of Florida

Artist Remarks:

The discovery of Angola is also important in the context of the Manatee River, which played a critical role in the history of the region. The settlement was located near the river and is believed to have been a stop on the Underground Railroad network that used the river as a route to transport escaped slaves to freedom.

The Manatee River was also a source of livelihood for the settlement, providing a means for fishing and transportation. The relationship between Angola and the Manatee River underscores the importance of waterways in the history of Florida and the role they played in shaping the lives and experiences of its people, both free and enslaved.







Who Are The Freedom Seekers?

They were a group of escaped slaves who found refuge within Florida's natural landscape. The rivers acted as highways to freedom as they evaded capture and migrated throughout the state. Present day efforts through the organization Looking for Angola are discovering artifacts from the maroon community located near the Manatee River from 1812 until 1821.





1812 to 1821
SAFE HAVEN

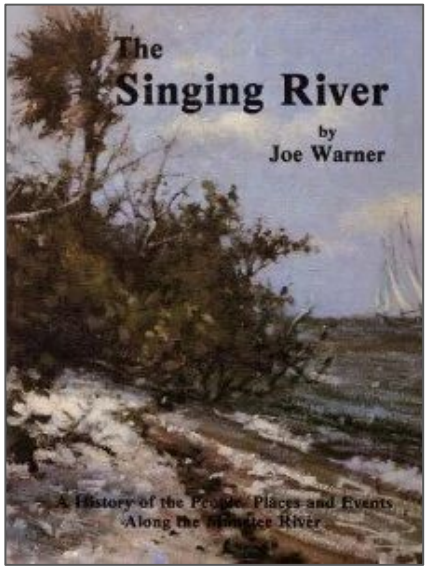
The community known as Angola, it was a settlement of up to 750 maroons ,a term for escaped slaves, is recognized with a plaque at Manatee Mineral Spring Park, a Bradenton city park.

1818 April 18,
Battle of Suwannee:

The survivors of the battle expanded the size of maroon community on the Manatee River; Angola grew in importance as a refuge

1821
Engulfment Of Angola

U.S. Army Gen. Andrew Jackson and his troops attacked and torched Angola. Refugees went south to Cape Florida near Key Biscayne, where Bahamian fishermen gave them safe passage to the village of Red Bays on Andros Island, where they became free citizens under British rule.



Artist Remarks:
Joe Warner's book "The Singing River" is a testament to the significance of folklore and its role in preserving cultural heritage. Warner not only retells the legend of the Singing River, a folklore that has been passed down through generations in the southeastern United States, but also provides historical context and analysis of the tale. He recognizes the importance of folklore as a means of storytelling and passing on traditions and beliefs from one generation to the next. Moreover, Warner acknowledges that folklore is not just about storytelling, but also about the communities and cultures that create and pass down these tales. Through his writing, he encourages readers to appreciate the value of folklore and to recognize its importance in understanding and appreciating different cultures, our history and relationship to place. In short, "The Singing River" is not just a retelling of a folklore but also an important work that highlights the importance of folklore in preserving cultural heritage.

The Legend

The Great River of the Mystic Music was an unwritten boundary between two large Indian nations; the Timucuans to the north of the Great River and the Calusa to the South. The medicine spring on the south bank of the Great River was the location of Calusa Village.

The old ruling Calusa chief had a very beautiful daughter, who was his pride and joy. Her hand was sought by many a brave warrior, but she accepted none.

Once upon a moon, the tribe to the north came across the Great River to trade and visit. It was soon apparent that the dusky maiden and the Timucuan chief's son had fallen in love and were together for many pleasant days.

It was time for the northern tribe to depart. Having courage to approach the stern Calusa chief to ask his daughter's hand in marriage, the young warrior told the old chief of his home on a beautiful lake to the north. Instead of consenting, the old chief flew into a rage and ordered the young brave to immediately leave the village and never return.

During the night, the young warrior had a secret rendezvous beside the Great River with his lovely maiden, vowing to return for her in one moon. The couple formulated secret plans to meet on the north side of the river with the rising of the moon.

The month was slow in passing, but finally the appointed date arrived. With the rising of the moon, the impatient young maiden silently paddled her lone canoe across the wide expanse of the river toward the meeting place. As her canoe landed on the opposite shore, her lover ran to meet her and caught her in his arms.

As he clasped her tightly to his breast, a sound filled the air. It seemed to come across the water. The brave thought they had been discovered, as the sound came from everywhere; over their heads, around and around their bodies, then beneath them in the water. It was the most beautiful and lovely music. The maiden knew her brave to be mystified, and to soothe his alarm, she explained about the mysterious music that seemed to come from the Great River on certain moons. He was spellbound and thought because of their great love, the river was presenting them with a good omen.

One of his awaiting bodyguards reminded him as to their necessity of leaving the area at once before discovery. The maiden's canoe was set adrift in the Great River to be carried down with the out-going tide. Satisfied as to having left no sign of their departure, the old chief's daughter took one last look across the river toward her village and bade farewell to her home and family.

The party wound its way through hammocks and pines until they arrived at her brave's village on the lake. They were married with all the pomp and ceremony due a chief's family.

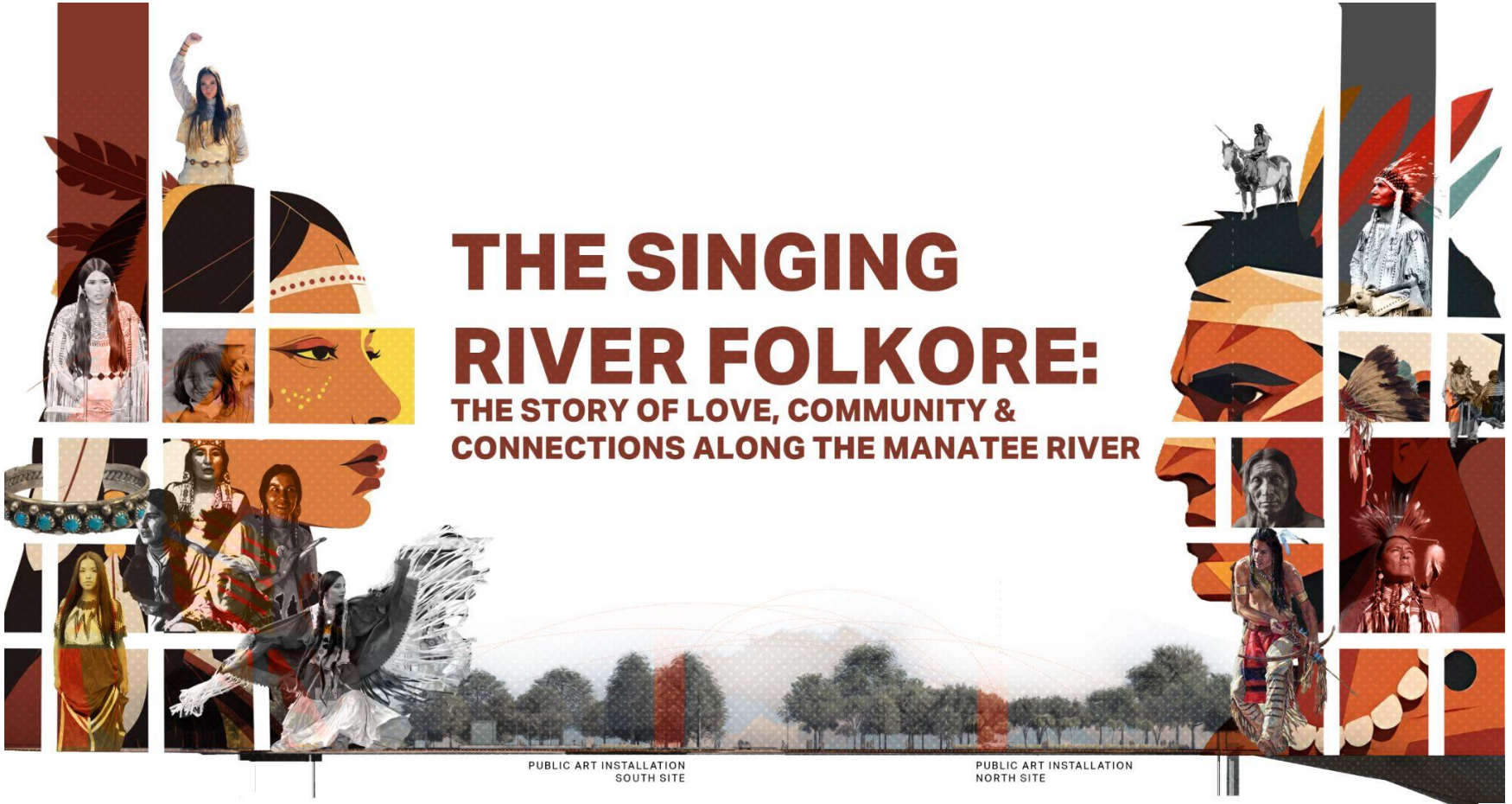
For a time the young couple were very happy. But finally the bride yearned for her family and a drink from the medicine spring. And more than anything else, she longed to hear again that beautiful music emanating from the Great River on certain moons. She told her husband of the custom that who-so-ever shall drink the waters of the medicine spring, will always return. And if one has ever heard the mysterious music of the river, could never be satisfied until it was heard again. Her brave knew then that she would someday return to her village.

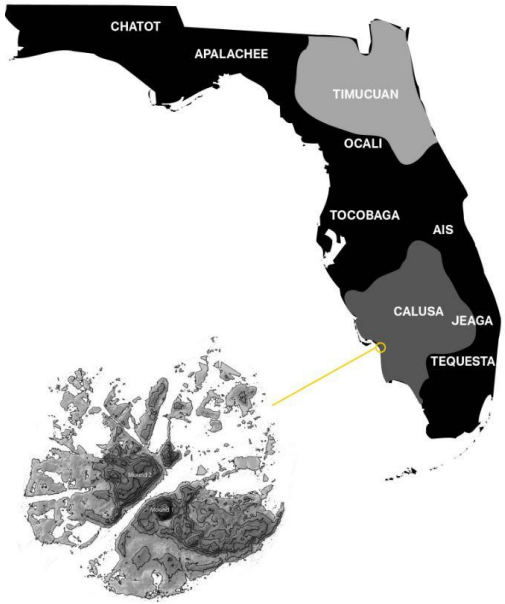
The old Calusa chief mourned for his absent daughter, but knowing the way of the Great River, he knew she would soon be unhappy and return to his home.

After a time, the young brave's father died, and he was made chief of the Timucuan tribe. He traveled to his father-in-law's village to ask permission of the old chief to return and settle on the banks of the Great River near the medicine spring. The old chief refused his son-in-law as he couldn't find it in his heart to forgive him for taking his daughter. A battle was fought and many braves died. A truce was formed after nearly half of each tribe had been killed.

In the peace truce, it was decided that the ola Calusa chief was to become head of both tribes and rule until his death, then his son-in-law, the young Timucuan chief, would become the ruler in his stead. From this union of these two young lovers would spring the future ruling royalty. The couple lived happily ever after, and were free to drink from the medicine spring and to live on the banks of the Great River of the Mystic Music.

Notes:
Scan from “The Singing River” By Joe Warner

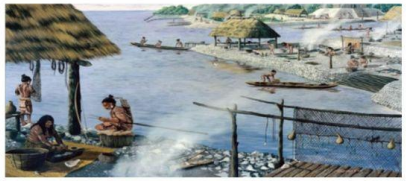

THE SINGING
RIVER FOLKORE:
THE STORY OF LOVE, COMMUNITY &
CONNECTIONS ALONG THE MANATEE RIVER
PUBLIC ART INSTALLATION
SOUTH SITE
PUBLIC ART INSTALLATION
NORTH SITE



Key Mound



The Calusa were one of the first people in Florida. They were impressive fishermen, engineers, and architects. Their intimate knowledge of Florida's marine life, the cycle of the tides, and hydrogoly allowed them to thrive in the Southeastern part of Florida by creating water courts to contain schools of fish.





1



2



3



4



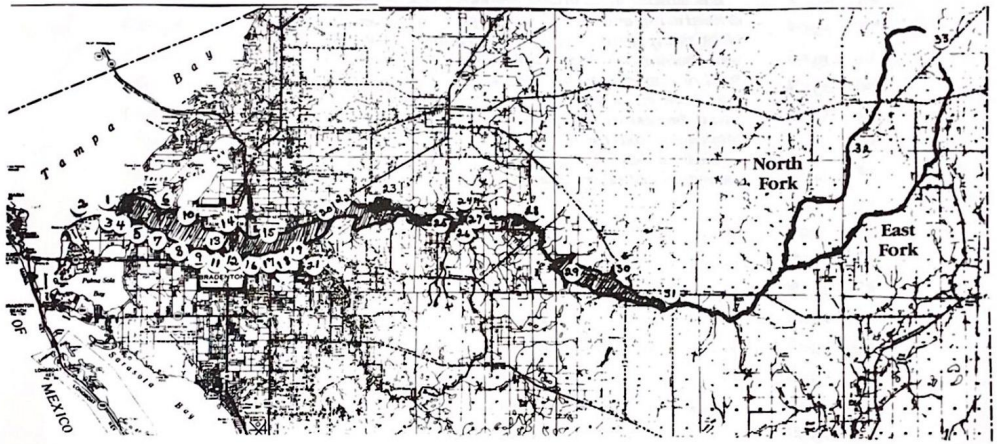
5



6

Artifact Key
1. fish cage
2. fishing net
3. dectorative beads
4. pins
5. hammer, cutting tool
6. wooden net foats, shell sinker, coral anchor

Poetic References to the Manatee River



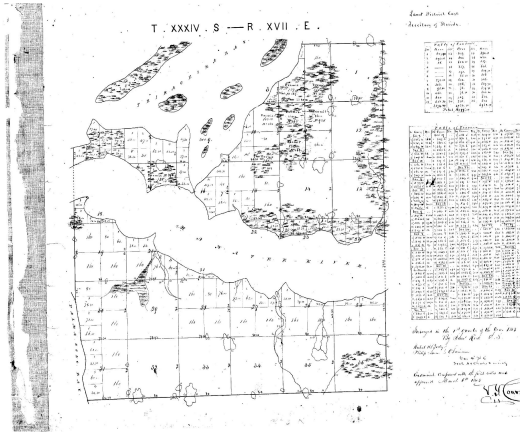
The Manatee River
(The Singing River)

Distance:
Mouth to Dam — 22 miles, plus or minus
Length of Lake Manatee — 5 miles, plus or minus
Lake Manatee to Fork — 7 miles, plus or minus
Length of North Fork — 13 miles, plus or minus
Length of East Fork — 12 miles, plus or minus
Total length of Manatee River, including the two forks — 59 miles, plus or minus

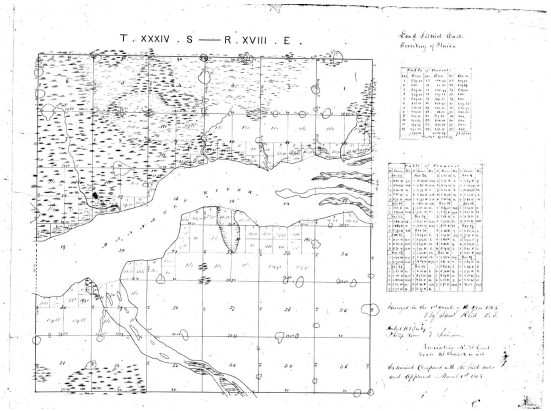
"Mystic Music of the Manatee"

Winds whisper low in the palm trees,
Soft breezes blow on the shore;
Mystical music come stealing
From Manatee's waters once more.
Come-- in the dark of the May-moon --
Hear o'er the waves a sweet strain,
Manatee's mystical music
Is drawing you back once again.
Deep down in the blue-green water,
Where gulf and river meet;
A golden-haired maiden is guarding
With music poignantly sweet
Countless treasure of pirate gold
In a white-winged galleon's hold

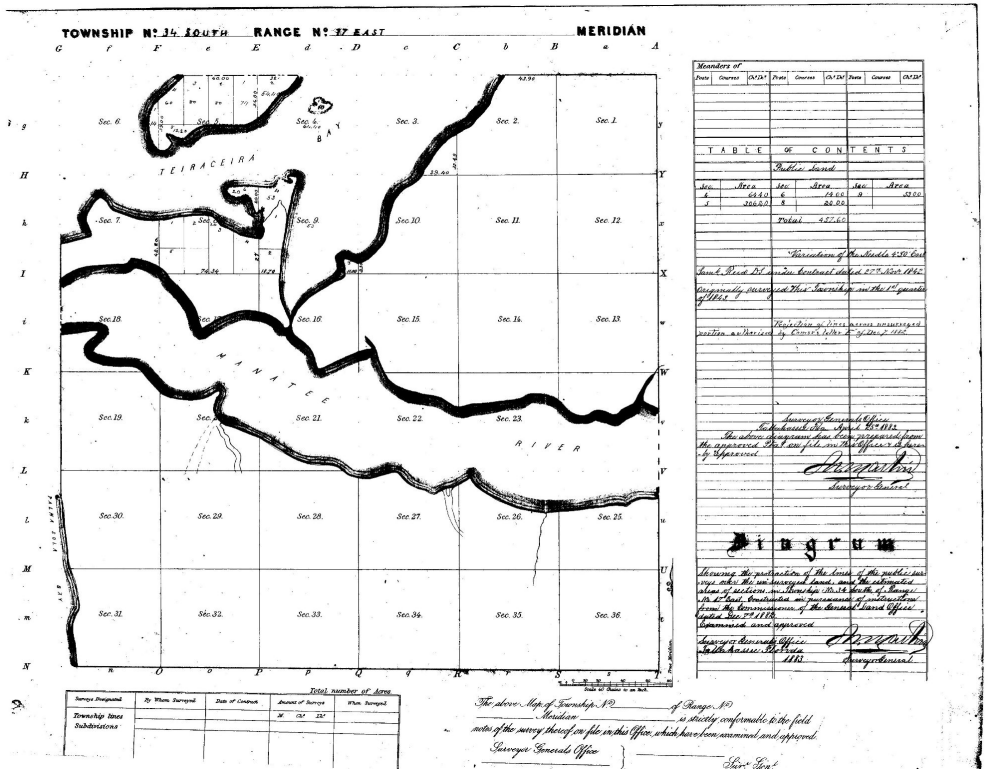
Joanna Gerth Oliver,
Bradenton Herald published 1946



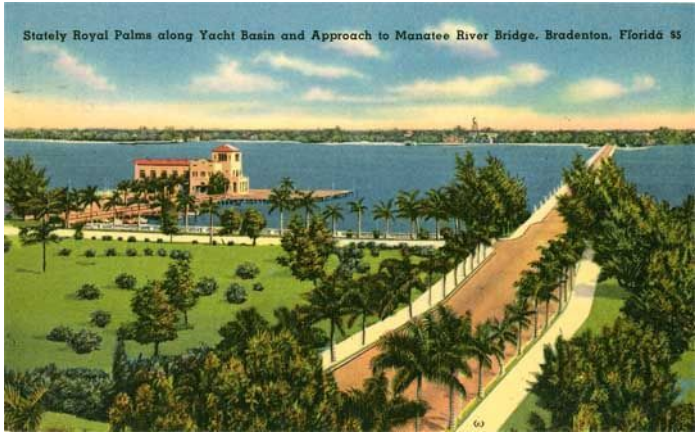
Manatee River 1845



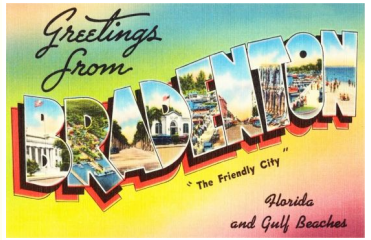
Manatee River 1845



Manatee River 1883

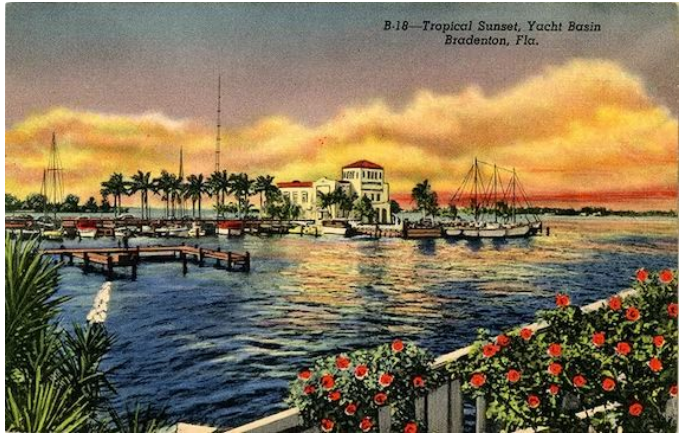














Vintage Postcards

Capturing the beauty and significance of the Manatee River to the community

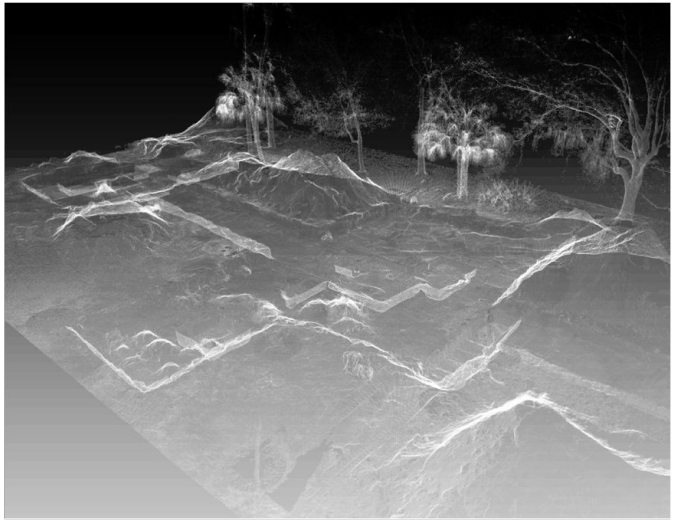


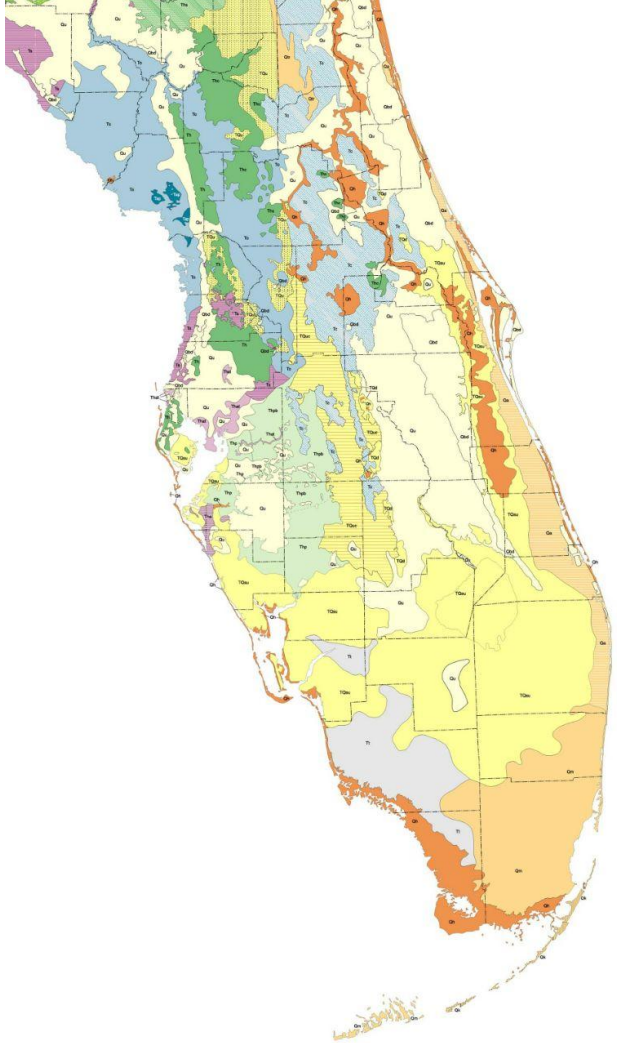
Why Does the River Sing?

Whether from folklore legend of two lovers or a pirate and buried treasure, there still seems to be an explanation for everything.

Jack Leffingwell, reporter of the Bradenton Herald, researched this phenomenon in 1945. He said the music came from “tannic acid washing off the palmetto roots in the rainy season into the river, setting up a chemical reaction with the Fuller’s Earth on the riverbed.” Other accounts say the singing is like an Alka Seltzer tablet in water or like the hum of telephone wires on a pole.

What historic treasure, stories and artifacts are buried near the Singing River? The 3D scan to the left is plausible evidence of the Freedom Seekers living along the river.





Natural Heritage


Field Copperleaf
Keith Bradley


Trumpet Creeper
Frank Soltes


Florida Greeneyes
Mary Kein


Saw Palmetto


Alligator


Manatee


Roseate Spoonbill


Florida Panther


Sabal Palm


Royal Poinciana


Longleaf Pine


Bald Cypress


Sabal Palm, Bark Detail


Bird Migration Paths


Florida Biomes

Kiosk Location Ideas



05. Main Artwork Structure “Singing River”

Discussion Points

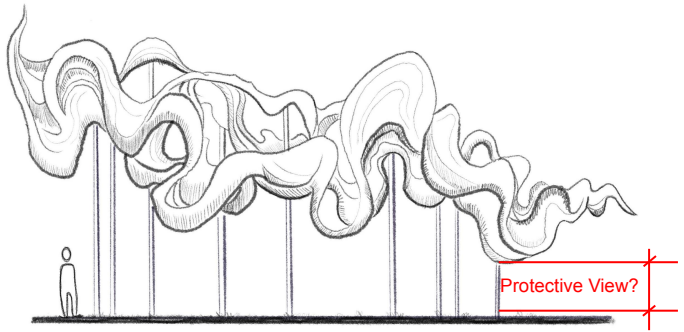
A. Brief discussion of the main artwork materials, & initial structural analysis.
B. Focus on high-level artistic considerations from previous community workshops.

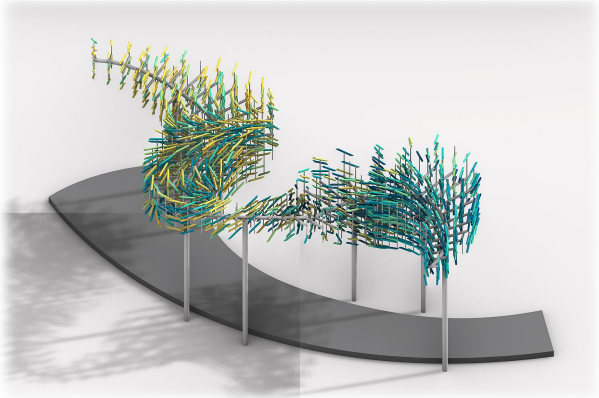
Concept 1: “The Singing River”

"The Singing River" artwork concept is a testament to the rich cultural heritage of Bradenton, Florida, inspired by the legendary Humming River and its enigmatic Mystic Music. Through its fluid and dynamic design, this artwork embodies the ever-changing nature of rivers and the impact they have had on the lives of people from the past, present, and future.

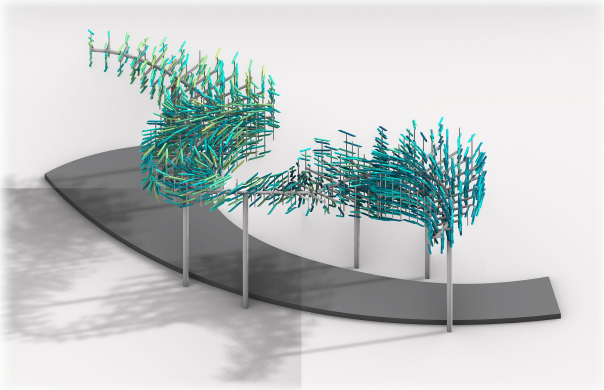
To minimize its impact on the site and emphasize the natural beauty of the surroundings, this concept works within the existing conditions, creating an experiential journey for visitors through innovative fabrication techniques, installation and illumination. As the artwork lights up and transforms between day and night, it creates a dynamic visual experience, captivating viewers with its vibrant colors and textures inspired by the surrounding natural heritage.

In addition to its visual appeal, "The Singing River" explores the possibility of generating a soothing sound through its construction and capturing of wind, further enhancing the immersive experience of the artwork. Through its celebration of Bradenton's natural heritage and cultural legacies, this artwork inspires all who encounter it to reflect on the importance of preserving tradition for future generations.

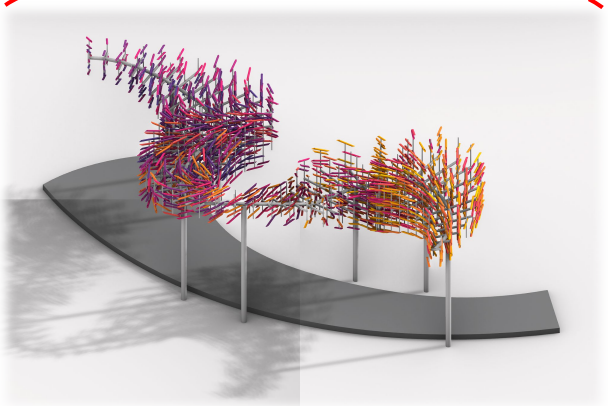




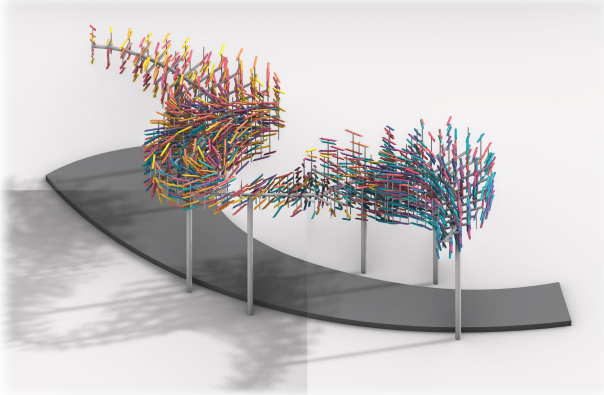
Color Scheme 1: Inspiration - Flora



Color Scheme 2: Inspiration - Water

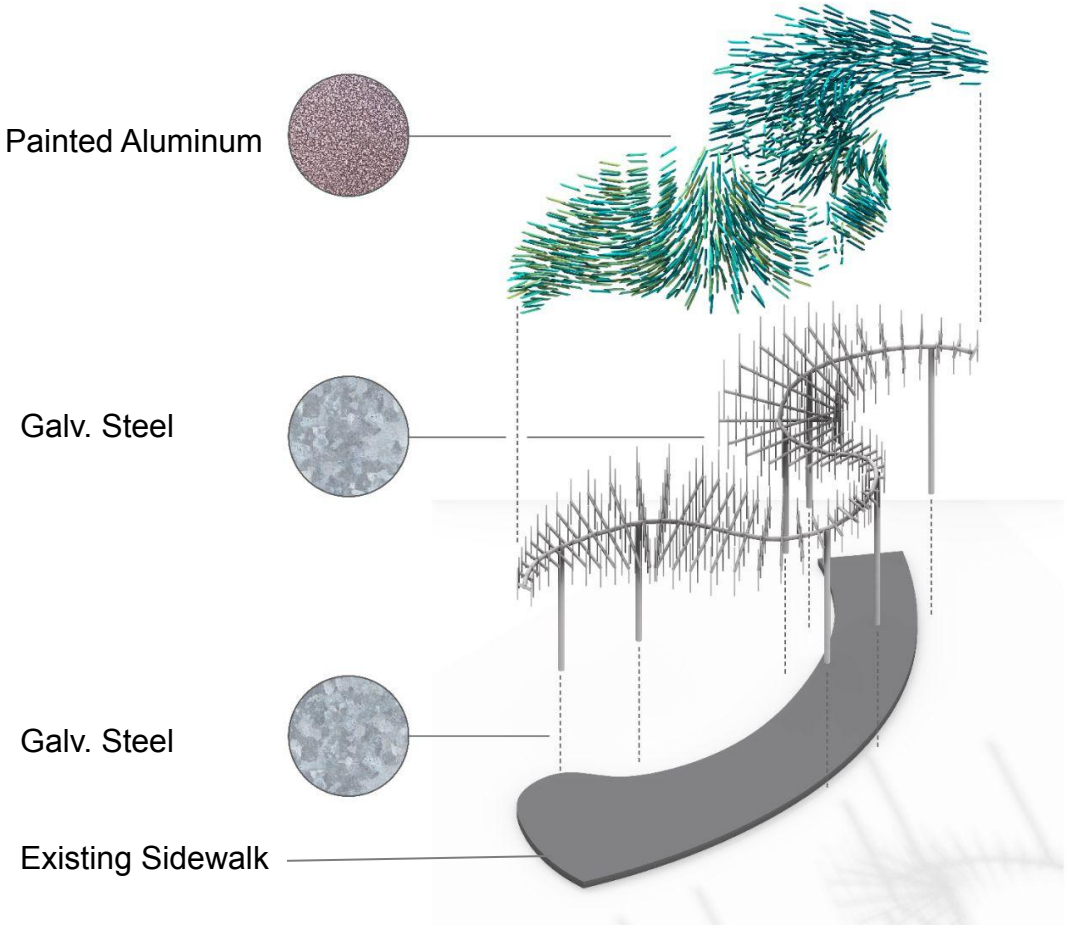


Color Scheme 3: Inspiration - Sunset



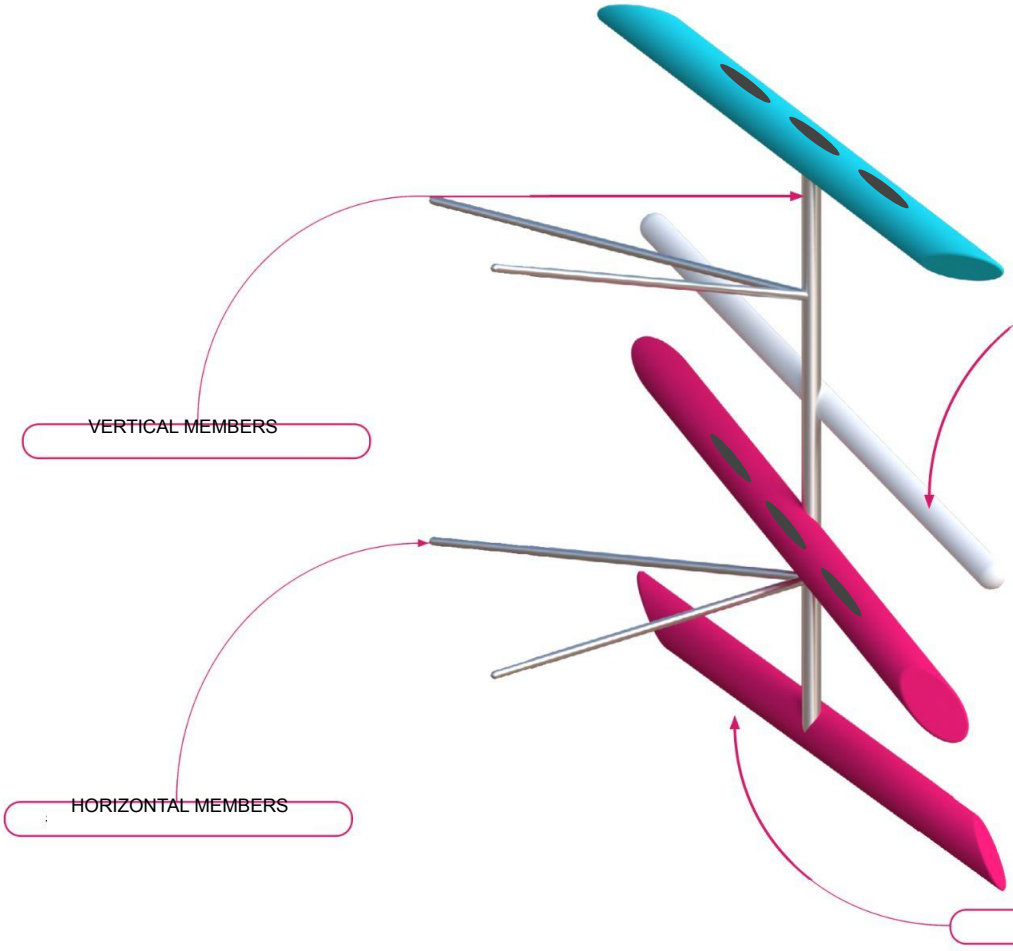
Color Scheme 4: Inspiration - Natural Heritage

SD_MINERAL SPRINGS PARK | BRADENTON, FL
04 Singing River



ARTWORK NEW IMPLEMENTATIONS:
- REDUCED THE DENSITY
- UPDATED COLOR
- IDENTIFYING DENSITY OF LIGHT TUBE
- IDENTIFY SOUND TUBES
- AWAITING COLUMN LOCATIONS.

NOTES:
- Optional immersive sound experience.
- Future Design Development with Sound Engineer.
- Similar acoustic mechanic as a pan flute.



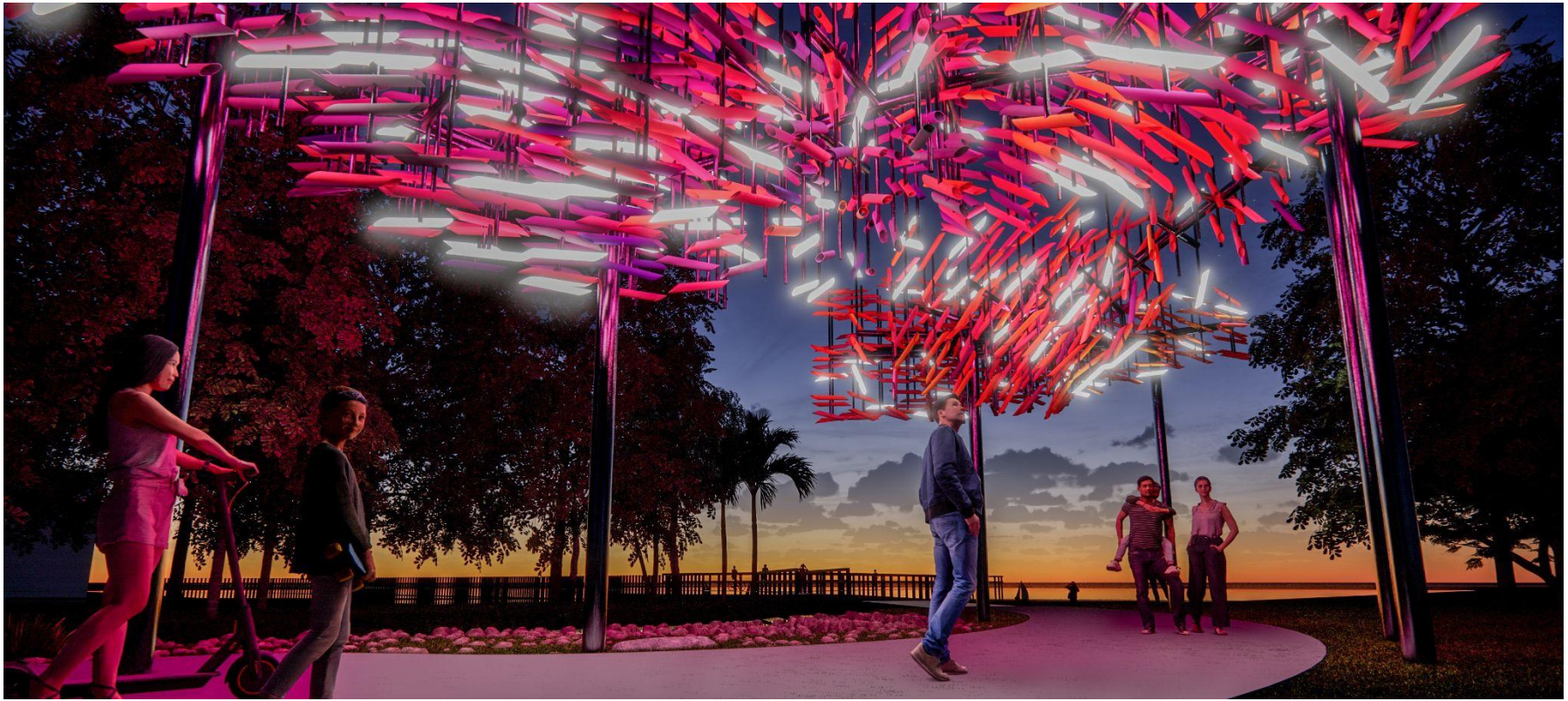


05 Singing River

SD_MINERAL SPRINGS PARK | BRADENTON, FL

05 Singing River

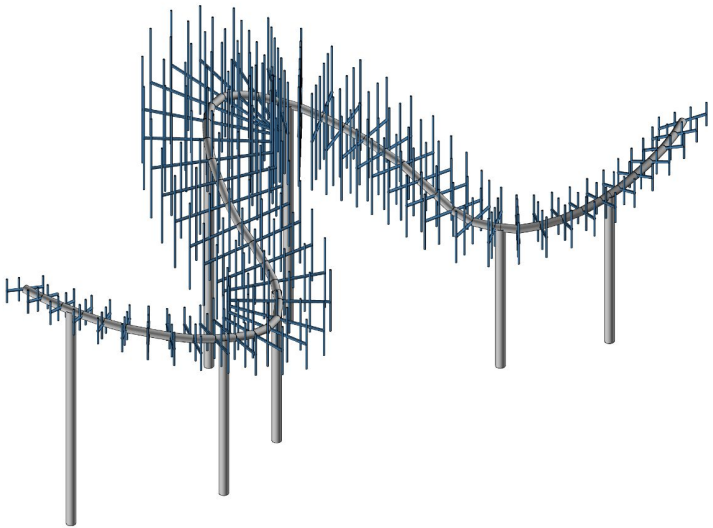




NOUS ENGINEERING, INC
5050 EAGLE ROCK BLVD
LOS ANGELES, CA 90041

Singing River

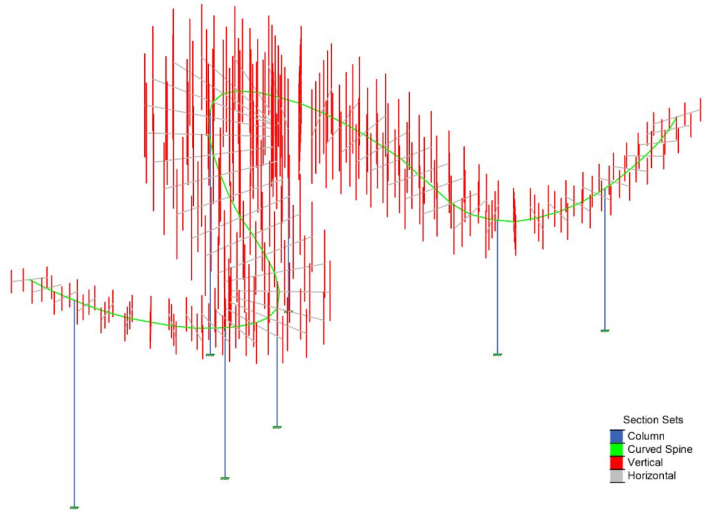
Preliminary Member Sizing



NOUS ENGINEERING, INC
5050 EAGLE ROCK BLVD
LOS ANGELES, CA 90041

Singing River

Preliminary Member Sizing



Hot Rolled Steel Section Sets

	Label	Shape	Type	Design List	Material	Design Rule	Area [in²]	Iyy [in⁴]	Izz [in⁴]	J [in⁴]
1	Column	PIPE_10.0X	Column	HSS Pipe	A500 Gr.B RND	Typical	15.1	199	199	398
2	Curved Spine	PIPE_8.0	Beam	HSS Pipe	A500 Gr.B RND	Typical	7.85	68.1	68.1	136

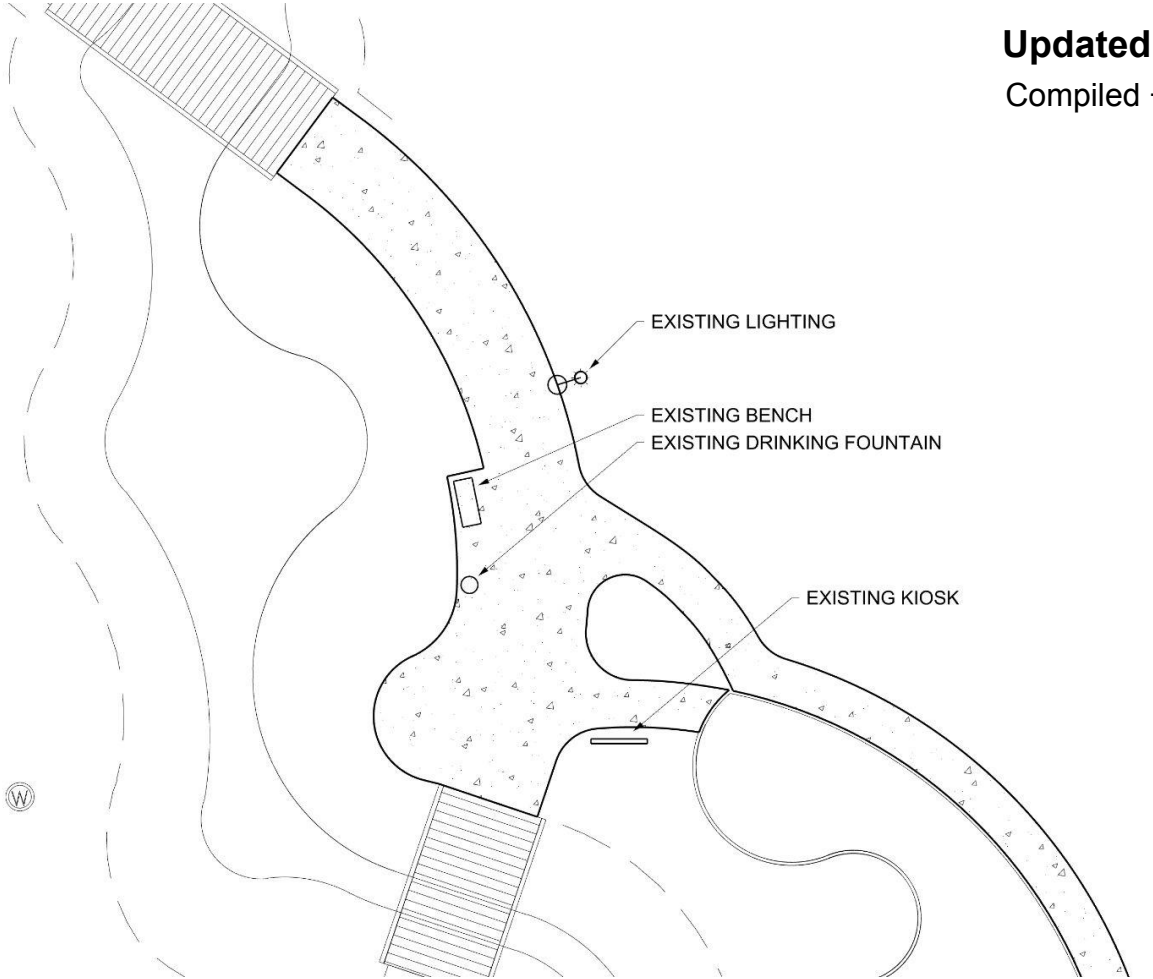
Stainless Steel Section Sets

	Label	Shape	Type	Design List	Material	Design Rule	Area [in²]	Iyy [in⁴]	Izz [in⁴]	J [in⁴]
1	Vertical	PIPE_1.5_SS	Beam	Pipe Default	A276 S316	Typical	0.749	0.293	0.293	0.586
2	Horizontal	PIPE_2.5X_SS	Beam	Pipe Default	A276 S316	Typical	2.1	1.83	1.83	3.66

SINGING RIVER
PRELIMINARY MEMBER SIZING
FEBRUARY 2024

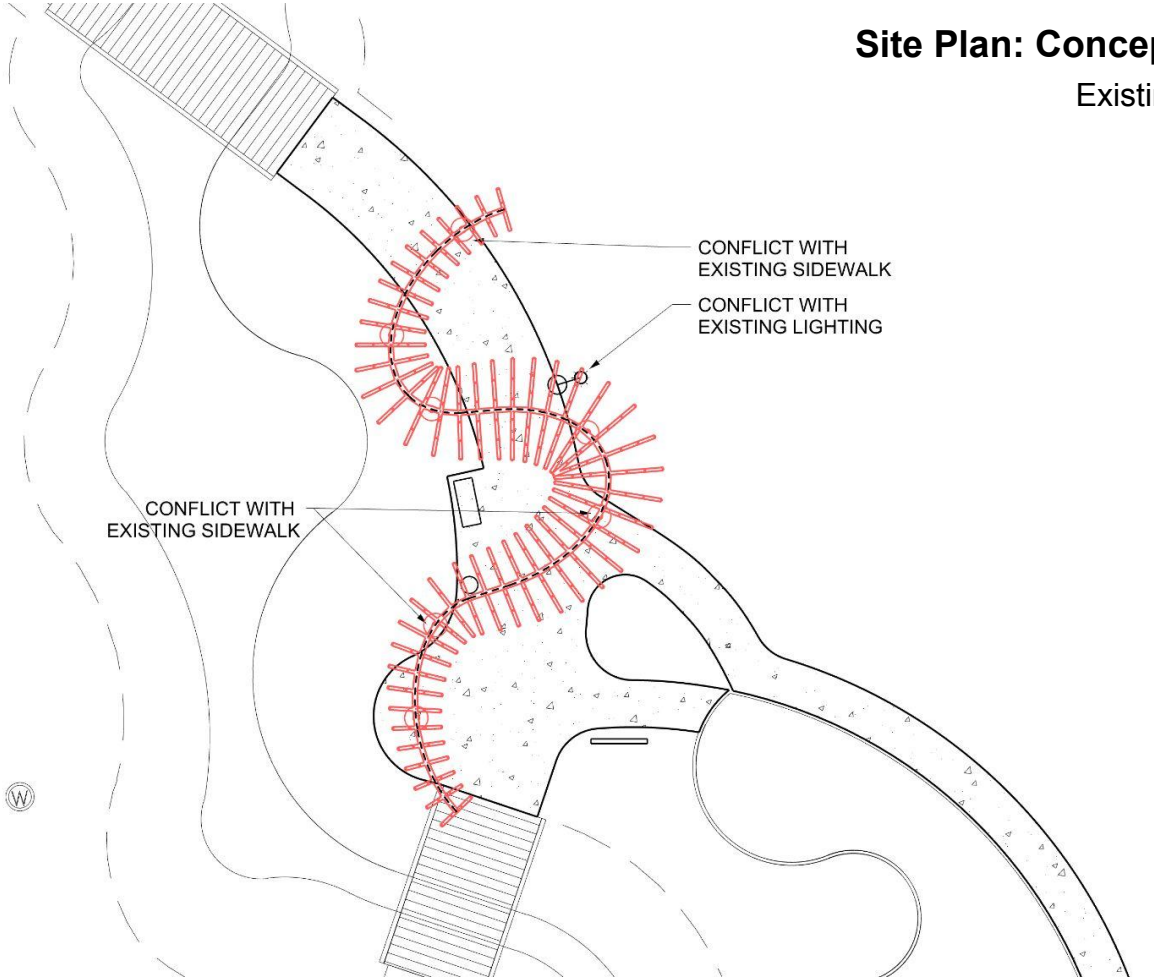
Updated Site Plan

Compiled + Estimated



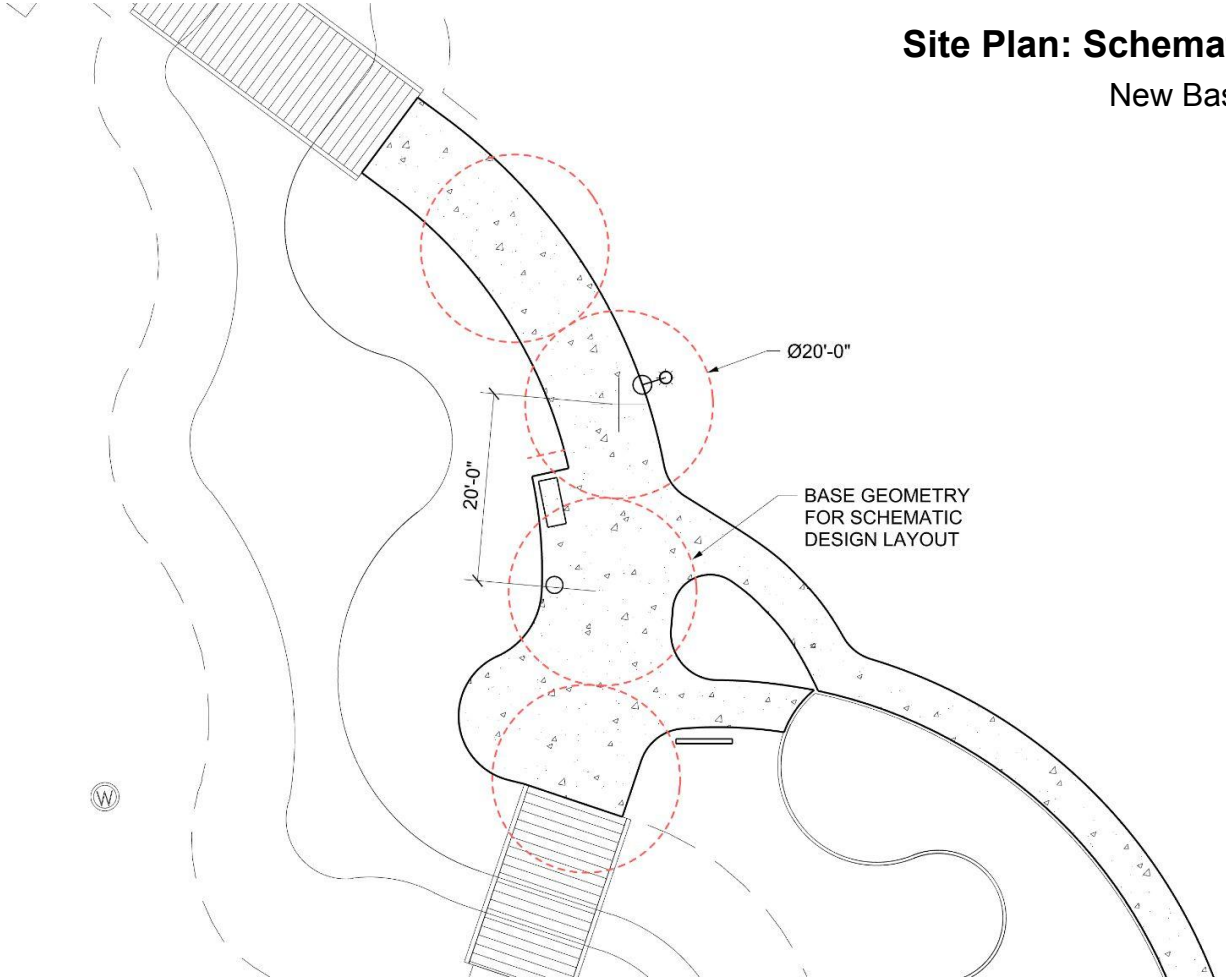
Site Plan: Concept Design

Existing Conflicts



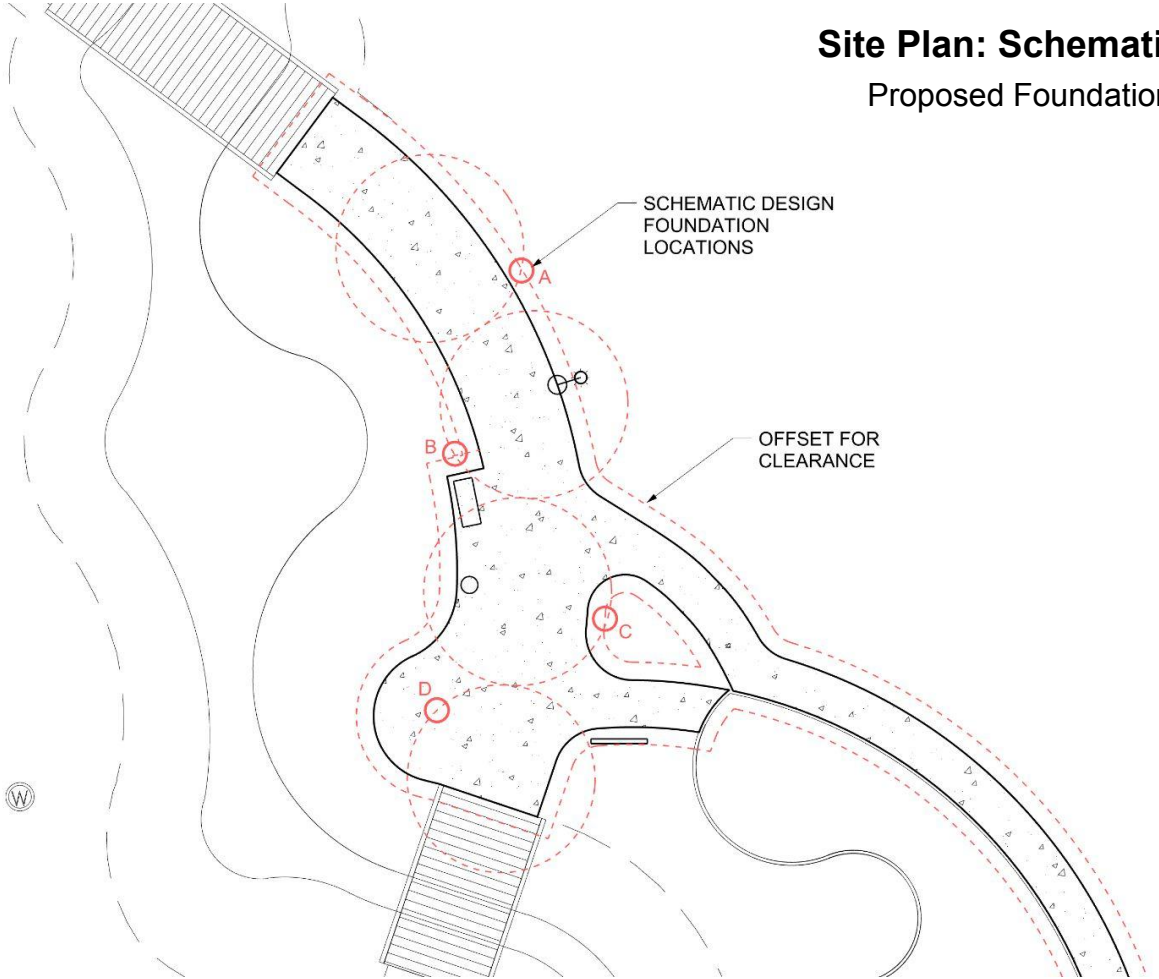
Site Plan: Schematic Design

New Base Geometry



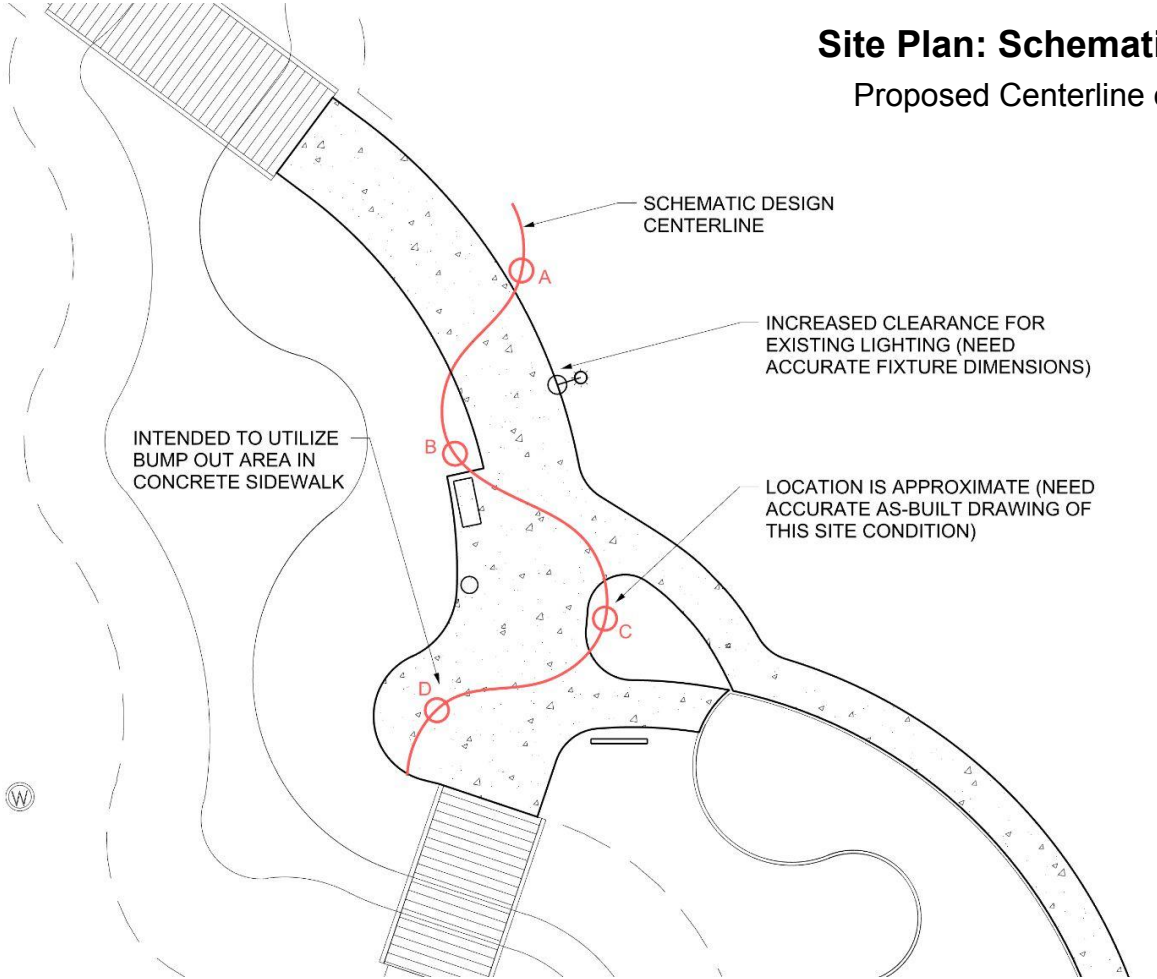
Site Plan: Schematic Design

Proposed Foundation Locations



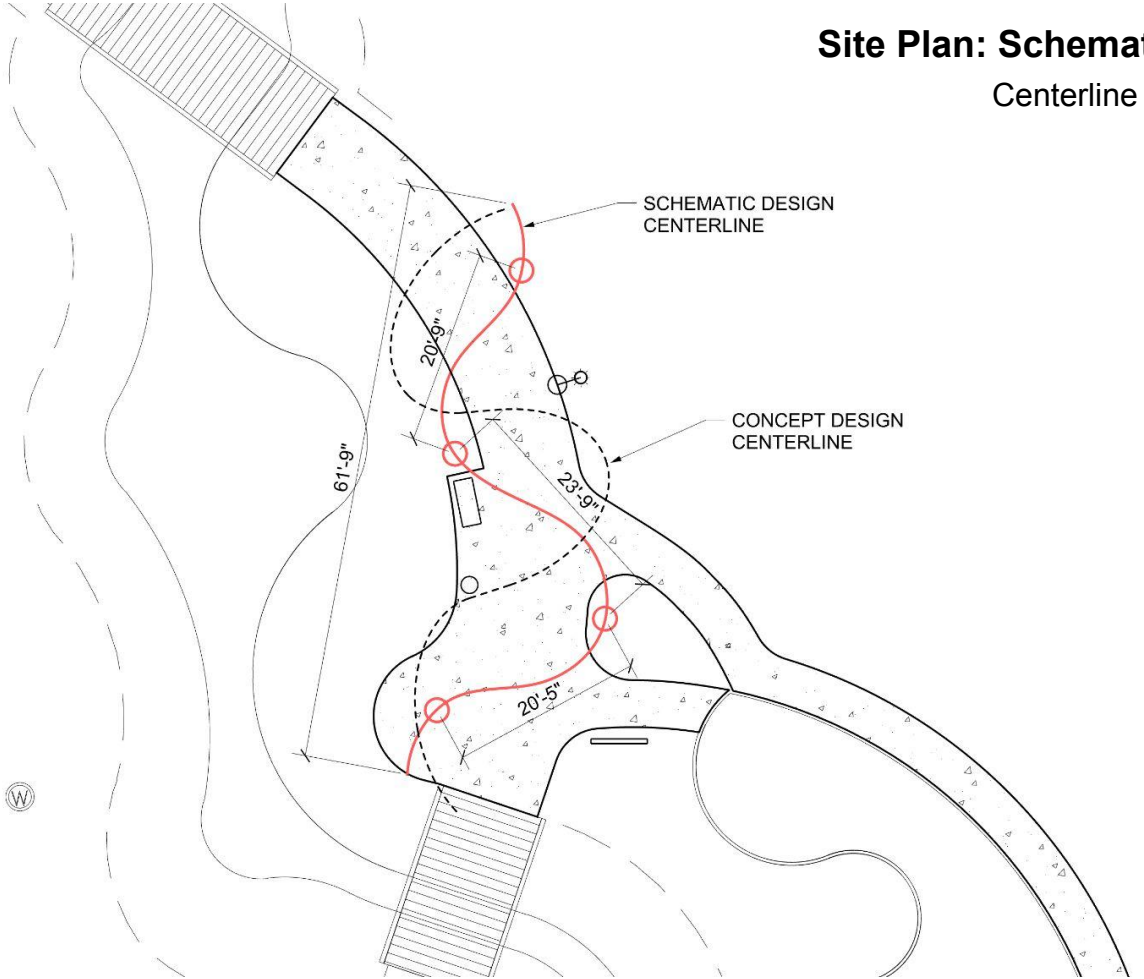
Site Plan: Schematic Design

Proposed Centerline of Structure



Site Plan: Schematic Design

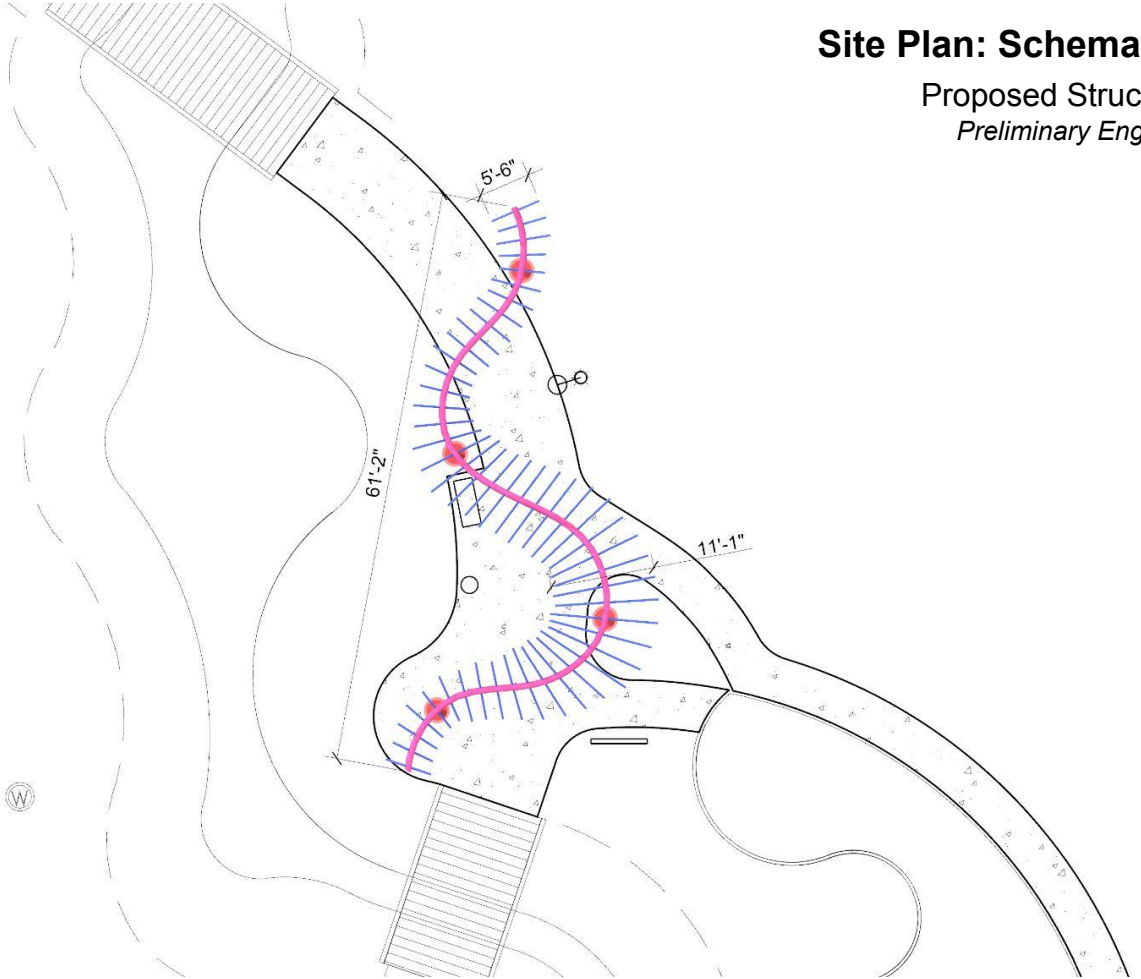
Centerline Comparison

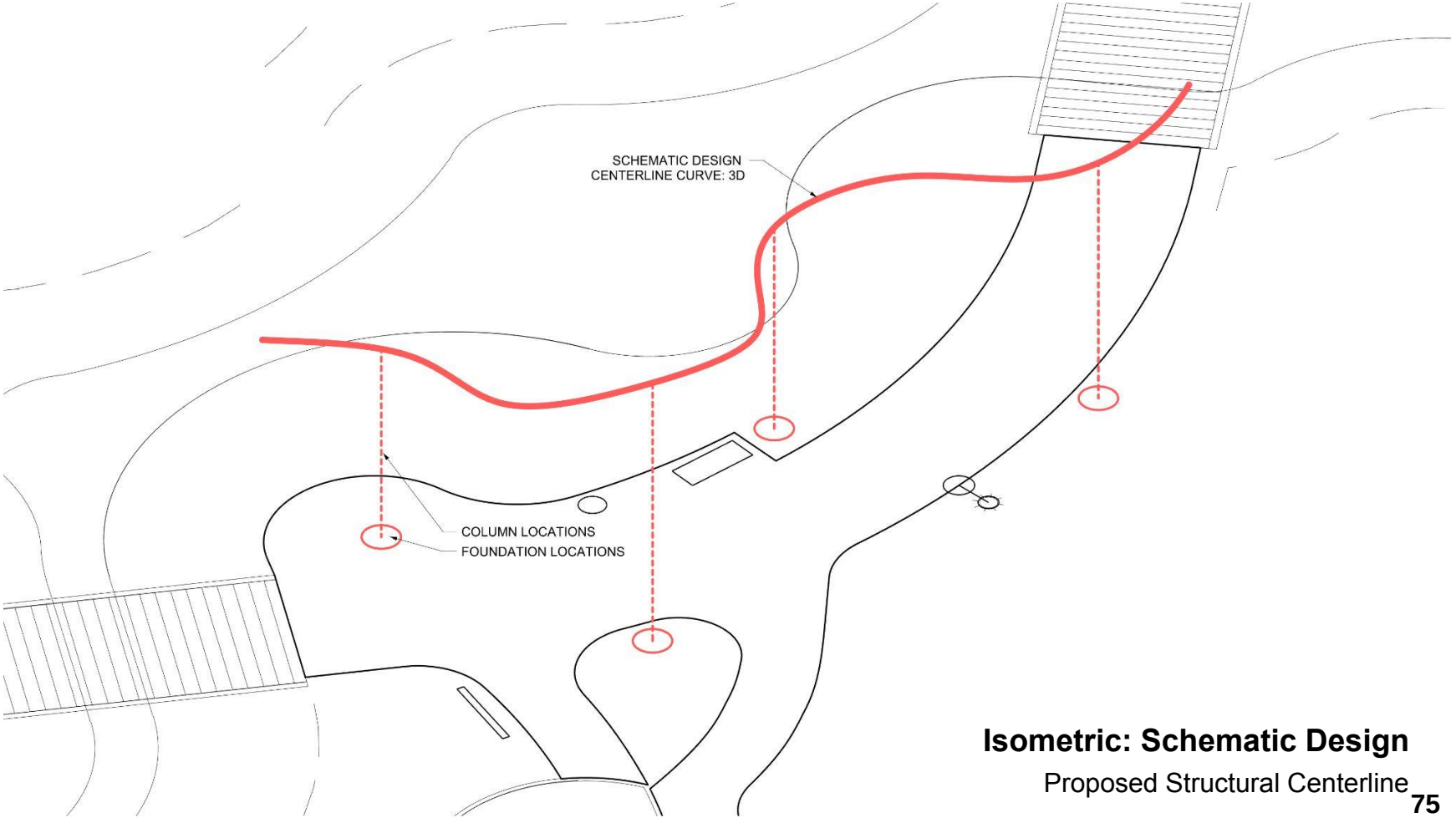


Site Plan: Schematic Design

Proposed Structural System

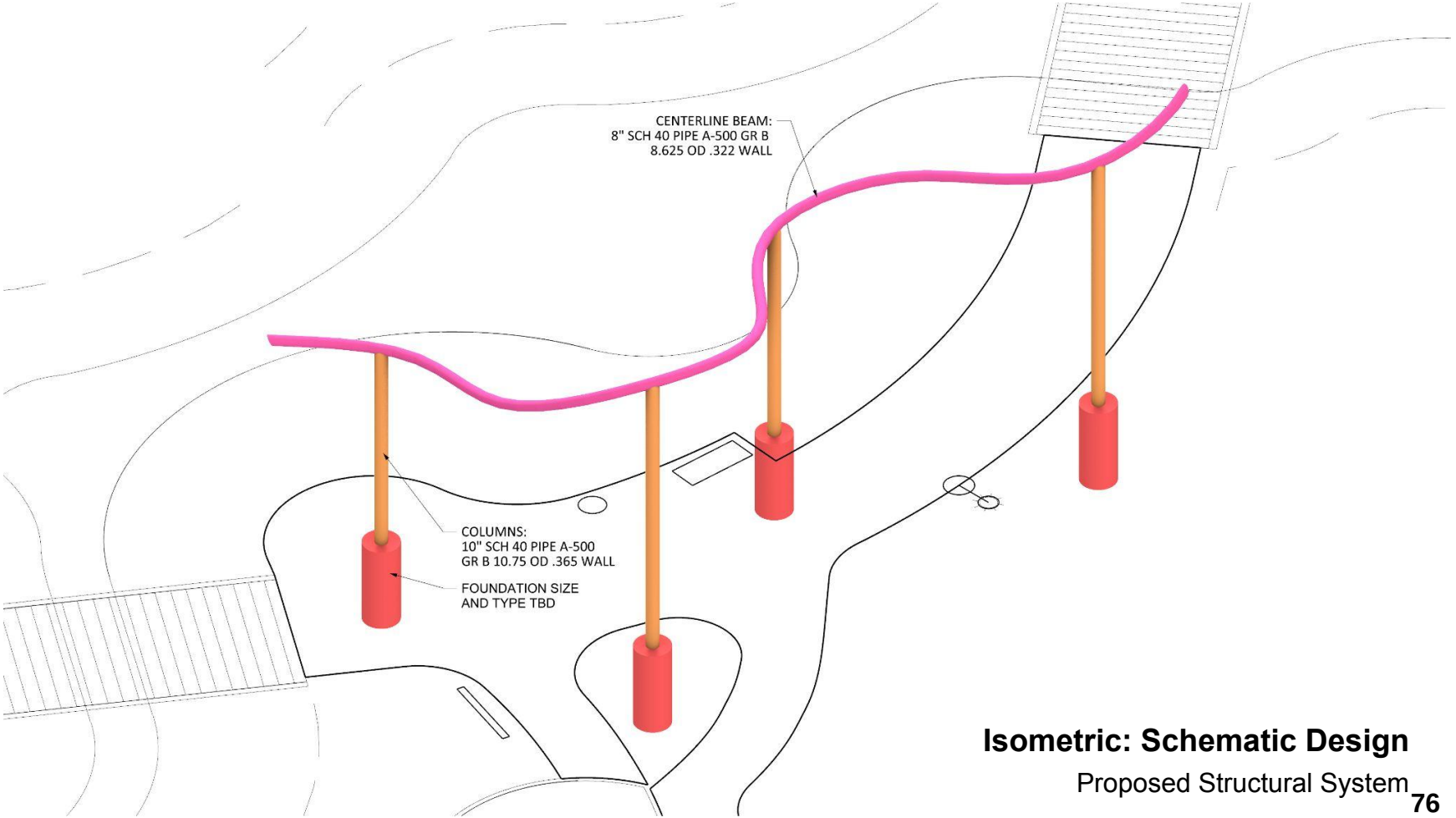
Preliminary Engineering Sizing





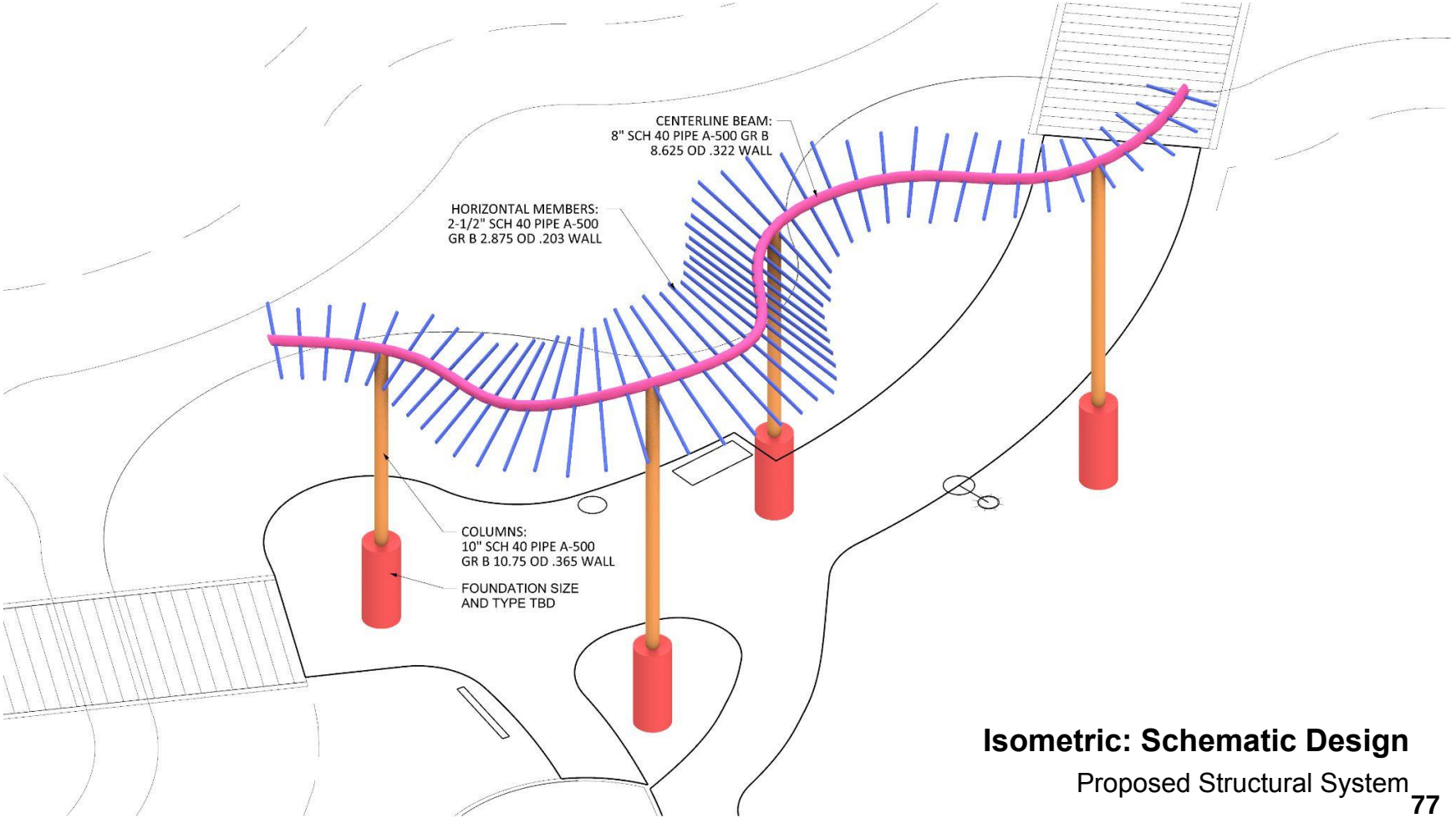
Isometric: Schematic Design

Proposed Structural Centerline



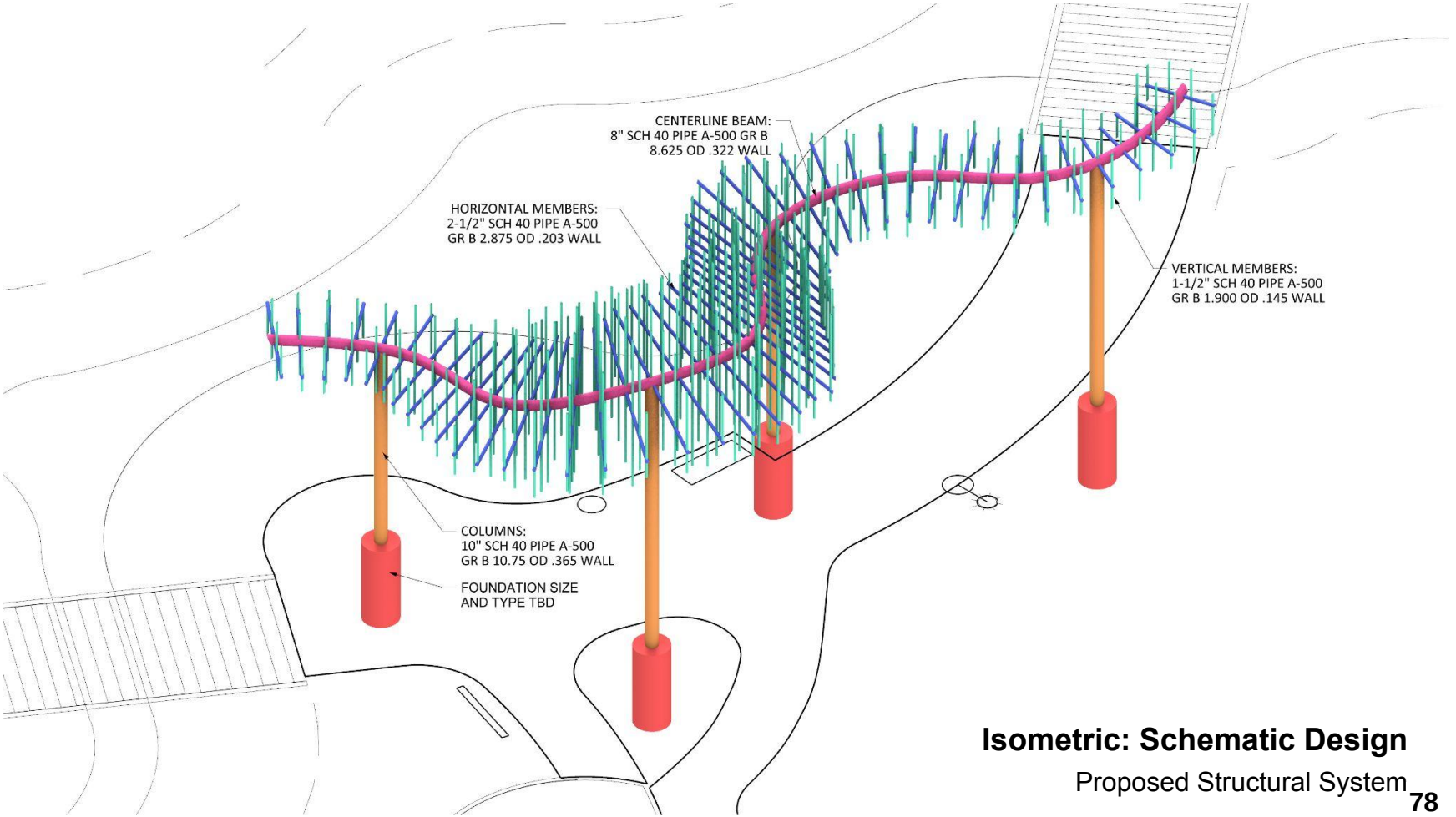
Isometric: Schematic Design

Proposed Structural System



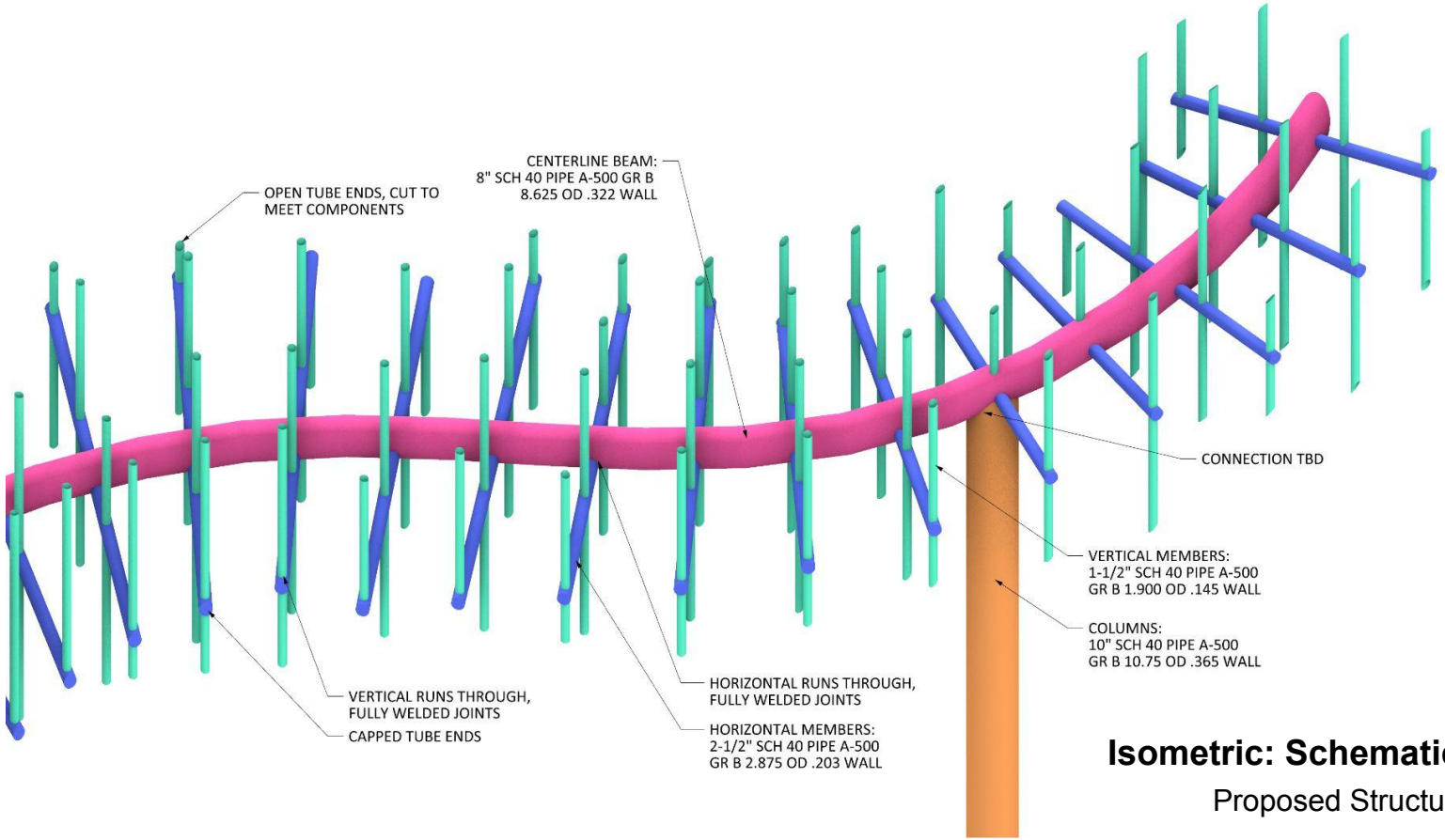
Isometric: Schematic Design

Proposed Structural System



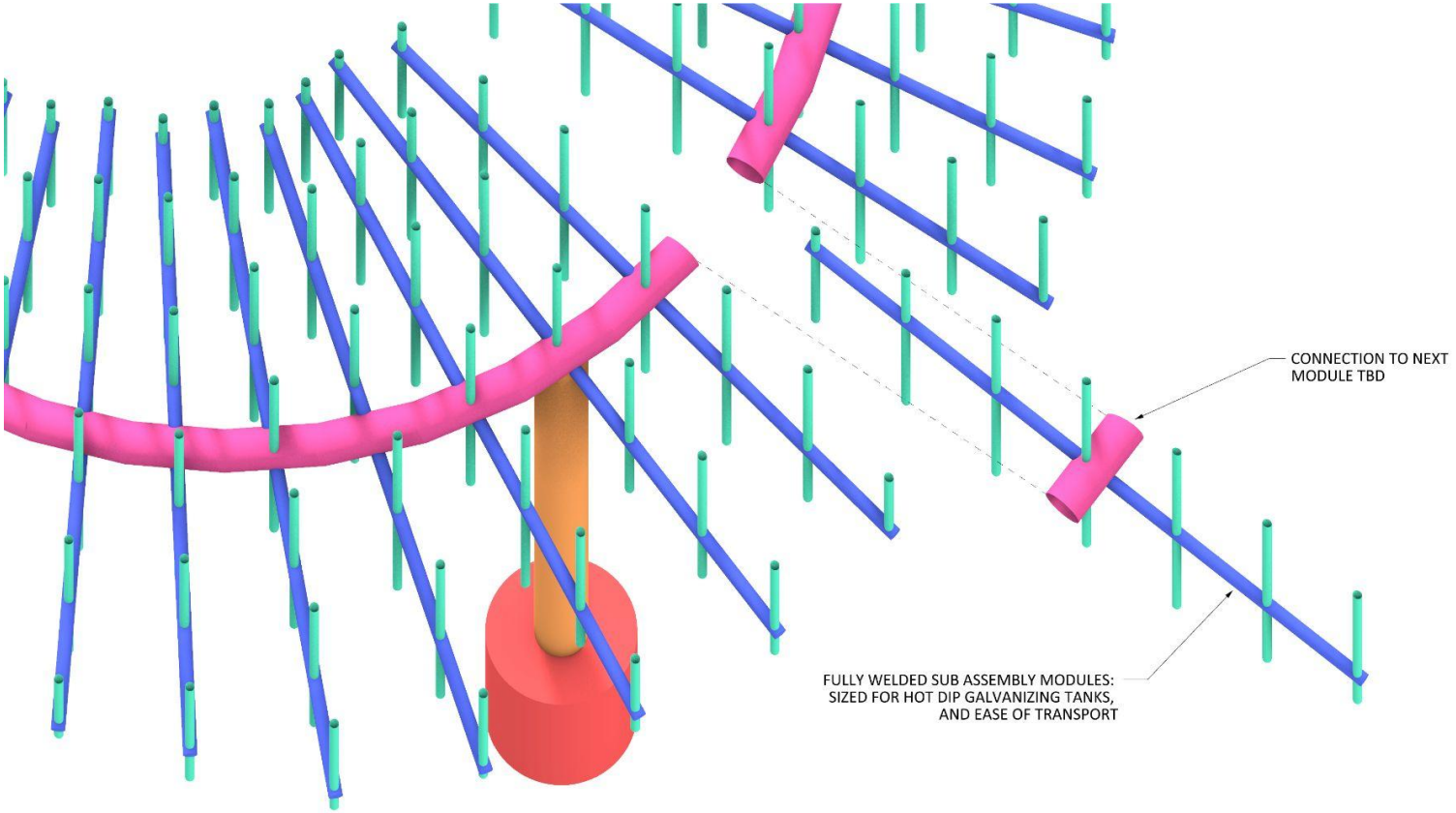
Isometric: Schematic Design

Proposed Structural System



Isometric: Schematic Design

Proposed Structural System

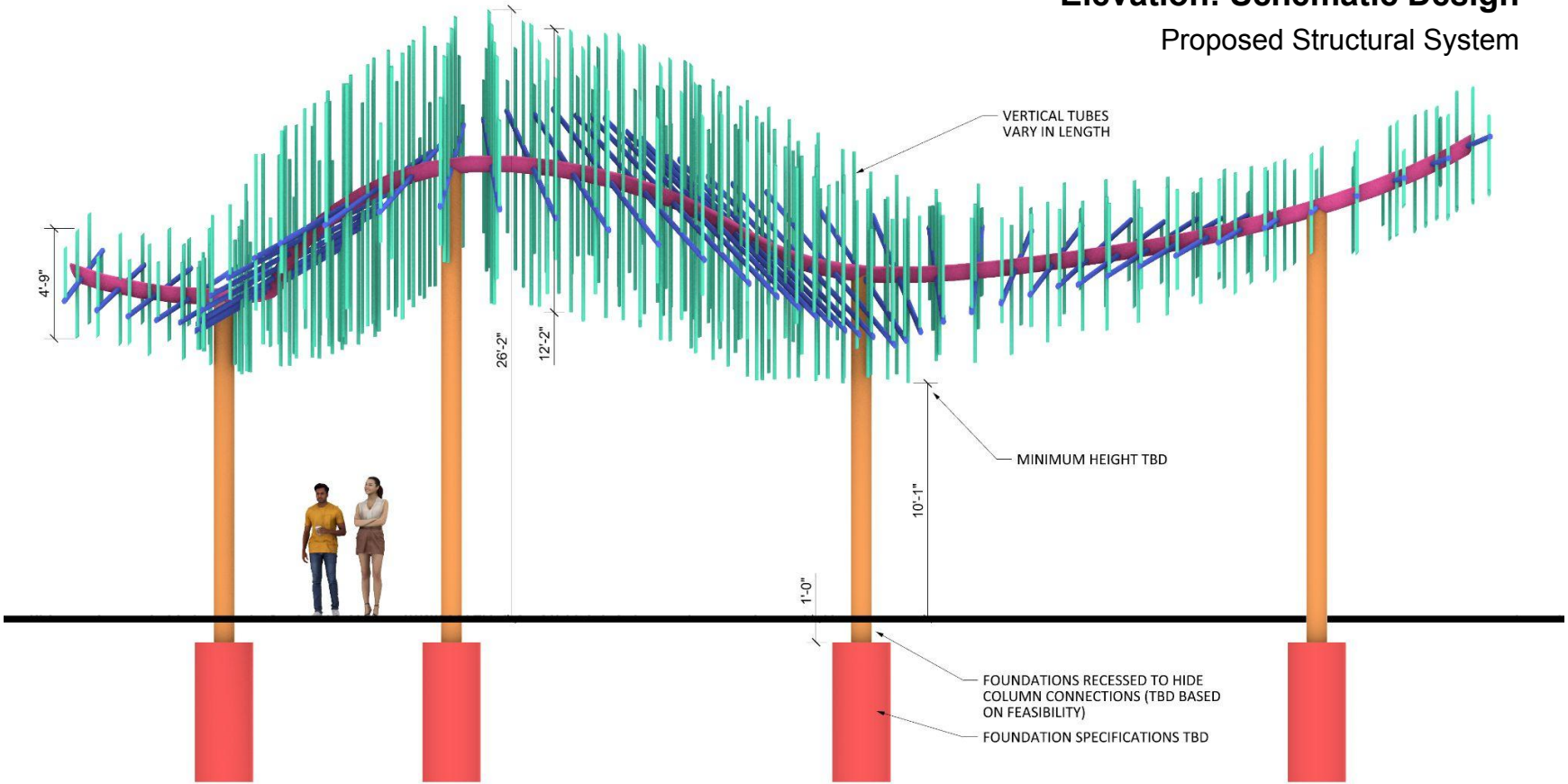


Isometric: Schematic Design

Proposed Structural System

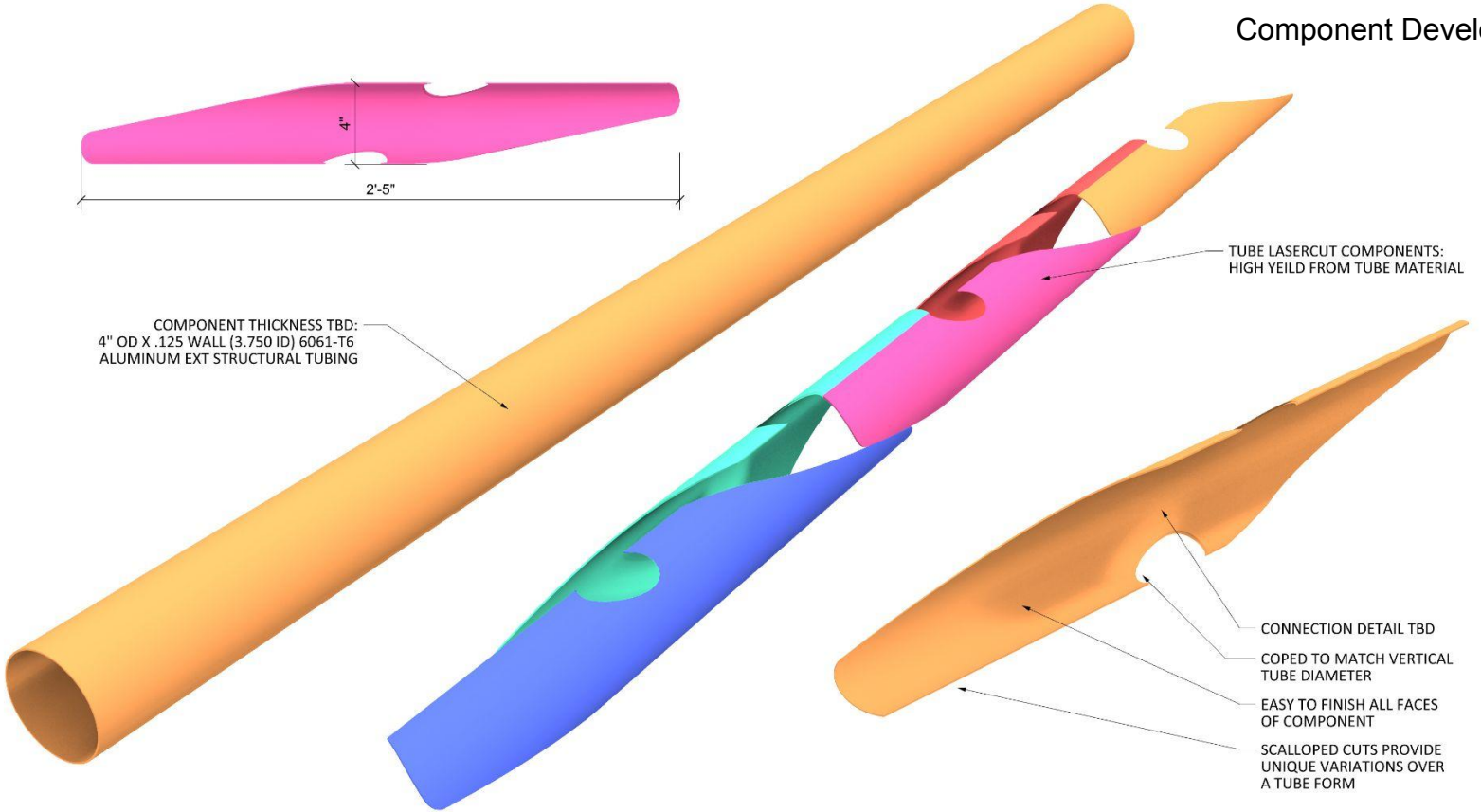
Elevation: Schematic Design

Proposed Structural System



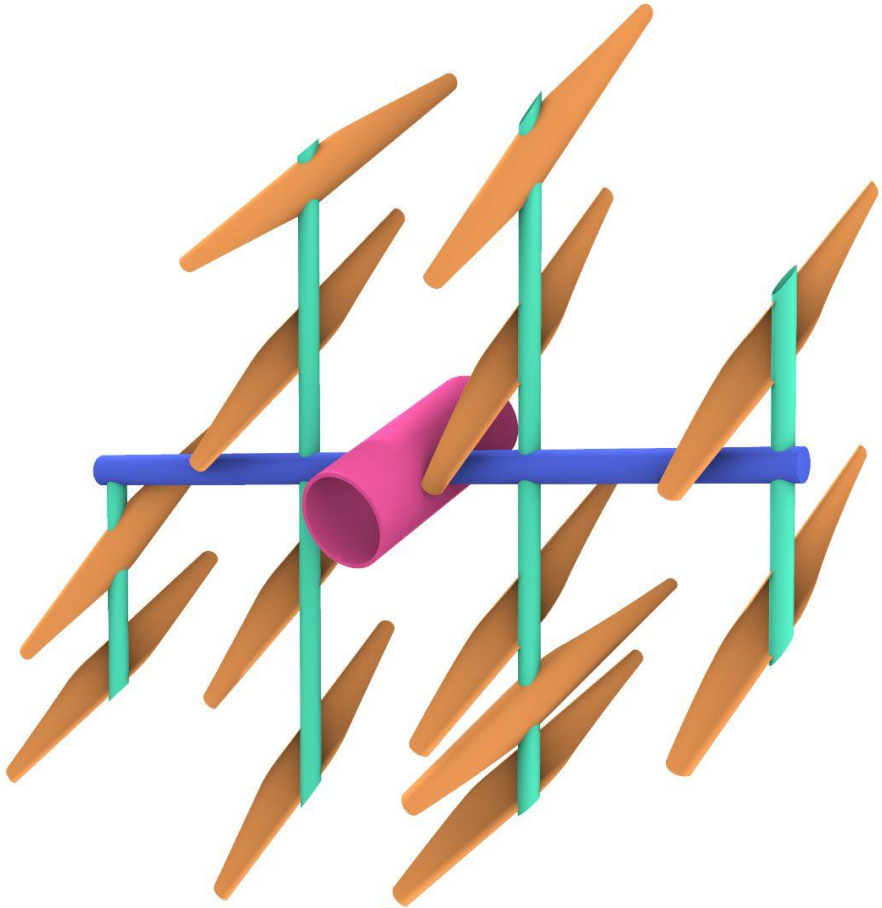
Schematic Design

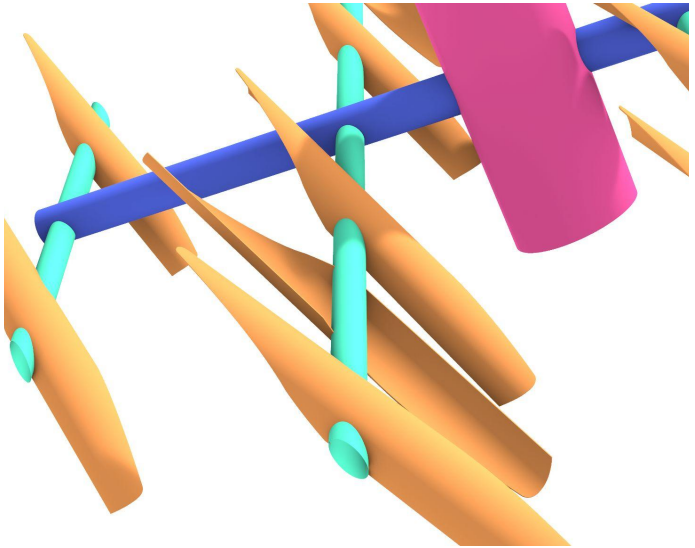
Component Development



Schematic Design

Component Development





Immediate Next Steps:

1. Further Refinement of Parametric Design Script
2. Lighting Design and Distribution
3. “Flute” Development + Testing
4. Selection of Final Colors + Distribution
5. Column Connection Details
6. Main Beam Connection Details
7. Engineering Exploration of Proposed Structural System

What We Need:

1. Accurate As-Builts of the site. CAD with existing data
2. Details and measurements of the existing light fixture
3. Verification that there are no utilities to be concerned about.
4. Geotech Report of the site.

PHASE	DELIVERABLES, OBLIGATIONS, AND/OR SERVICES	ESTIMATED DATE
1	Execution of Agreement.	December 19, 2023
2	The Artist's completion and submission of the Concept Design. The CRA review and acceptance of the Concept Design.	February 15, 2024 Public Art Advisory Board Recommend Approval: Feb 20, 2024 CRA Approval: Feb. 29, 2024
3	The Artist's completion and submission of Stamped Footings Documents to the CRA. The CRA completion of the construction of all improvements to the Site contemplated by the Stamped Footings Documents.	April 8, 2024
4	The CRA submission to the Artist of As-Built drawings of construction of CRA-required improvements to the Site. If necessary, the Artist shall complete and submit to the CRA a revised Concept Design, based on the As-Built drawings of the Site improvements.	May 23, 2024
5	The Artist's completion and submission of the Final Design. The Artist shall commence fabrication of the Artwork as soon as is practicable after CRA approval of Final Design.	The Artist Submit: Within sixty (90) days of Artist receipt of As-Built drawings from the CRA. July 22, 2024 The CRA Approve: 30 days after Artist submission of Final Design to the CRA. Aug. 29, 2024
6	The Artist's completion of fifty percent (50%) of the fabrication of the Artwork.	Estimated prior to one hundred twenty (120) days after the Artist commencement of fabrication. December 19, 2024
7	Completion of fabrication; transportation and installation of the Artwork on the Site.	Estimated one hundred eighty (180) days after the Artist's commencement of fabrication. February 17, 2025
8	The CRA's final review and acceptance of the installed Artwork. The Artist's delivery of the updated Maintenance Guidelines, if any, to the CRA	The CRA Acceptance: Response within fifteen (15) days of installation. March 2, 2025 Updated Maintenance Guides delivered: Within fifteen (15) days of the CRA Acceptance. March 17, 2025
9	Dedication of the Artwork.	



THANK YOU!

On behalf of our entire team

AGENDA ITEM NO. 5.b

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Jean Farmer, Community Redevelopment Agency

ITEM TYPE: Presentation

AGENDA SECTION: **DOWNTOWN CRA**

SUBJECT: Mural Design for the City Centre Parking Facility

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The City Council approved the placement of a mural at the City Centre Parking Facility on the northwestern side of the building. The final mural design was created by local artist, Mary Fragapane and reviewed by the Public Art Advisory Board. The PAAB recommends the approval of this design.

FINANCIAL IMPACT:
Up to $25,000

ATTORNEY REVIEW/RECOMMENDATION:
Yes, approve

SUGGESTED MOTION:
Move to approve the final design of the mural on the City Centre Parking Facility.

ATTACHMENTS:
Photo of Mary Fragapane's Final Design 2-20-2024.jpg
Morning light Mural Wall.jpg
M Fragapane Artist Statement Mural 2024.pdf


5
19
1903



Artist Mary Fragapane

Artist Statement – City Centre Parking Facility Mural

"The Architecture of Community"

While contemplating the design for this mural, I really wanted to create something that spoke to the soul of Bradenton. In the 8 years I've lived here, I've come to see Bradenton as a dynamic, future focused city with a small town vibe.
Bradenton is home to so many growing families and a thriving community of young entrepreneurs that really, really love their city. Community is at the heart of Bradenton and that community thrives in its vibrant downtown. So, this mural is about the people, about community, the places we gather and the events that we attend. It's about what it means to live in a place where you can run into your child's teacher at the farmers market, or an old friend during a trip to city hall. It's about the people, and growth and the future but, I also wanted to incorporate a nod to the past, to where we've come from, and that is why I have included Bradenton's date of incorporation, disguised as racing numbers in the sail.

AGENDA ITEM NO. 6.a

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Christopher Munyon, Community Redevelopment Agency

ITEM TYPE: Miscellaneous

AGENDA SECTION: **CENTRAL CRA**

SUBJECT: Disposition of CRA Owned Property in the Central CRA District Area.

SUGGESTED ACTION: Approve

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
An unsolicited offer to purchase a CRA owned property in the Central CRA district area located at 636 10th Avenue East, Bradenton, Florida 34208, (PID No. 4588700007) was submitted to CRA staff.

The property is approximately 0.1263 Acres (5,500 sf).

Florida Statute 163.380, provides guidelines for disposition of properties within a community redevelopment area.

The disposition of CRA property is contained and referenced in Section 5 of the Central CRA Sustainable Redevelopment Plan.

FINANCIAL IMPACT:
N/A

SUGGESTED MOTION:
Move to direct CRA staff to pursue and advertise the disposition of the CRA owned property located at 636 10th Avenue East, Bradenton, Florida 34208 PID No.

4588700007.

ATTACHMENTS:
Location Map - 636 10th Ave E.pdf

Location Map:

636 10th Avenue East, Bradenton, Florida 34205

PID No. 4588700007



AGENDA ITEM NO. 7.a

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA ITEM REPORT

DATE: February 29, 2024

SUBMITTED BY: Christopher Munyon, Community Redevelopment Agency

ITEM TYPE: Miscellaneous

AGENDA SECTION: **OTHER DISCUSSION / NEW BUSINESS**

SUBJECT: CRA Sustainable Redevelopment Incentives

SUGGESTED ACTION: N/A

Is this item Quasijudicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Discussion of Proposed CRA Sustainable Redevelopment Incentive Programs.

ATTACHMENTS:
2024-02-22 Sustainable Redevelopment Incentives JWB.pdf

Community Redevelopment Agency of the City of Bradenton, Florida

Sustainable Redevelopment Incentives

Downtown, Central, and Tamiami Trail

BRADENTON COMMUNITY REDEVELOPMENT AGENCY

CHAIR
Josh Cramer

VICE-CHAIR
Jayne Kocher

BOARD OF COMMISSIONERS
Marianne Barnebey
Pam Coachman
Lisa Gonzalez Moore

LEGAL
Scott Rudacille, P.A.
Marisa J. Powers, P.A.

AGENCY
Jeff Burton, PhD, FRA-RA
Christopher Munyon, FRA-RP
Karen Kyser
Jean Farmer











CONTENTS

1. DEFINITION 2
2. GOAL 9
3. ECONOMIC 9
4. ENVIRONMENT 10
4 SOCIAL 11
5 POLICIES 12
6 FUNDING 12

1. DEFINITION

1.1. Act

The Community Redevelopment Act of 1969.[1]

1.2. Affordable Housing

Affordable housing is defined in terms of the income of the people living in the home. The family must be income-eligible. Income eligibility is determined by area median income (AMI), adjusted for family size.

4.1 Extremely low income describes a family at or below 30% of the AMI.
4.2 Very low income describes a family at or below 50% of the AMI.
4.3 Low income describes a family at or below 80% of the AMI.
4.4 Moderate [workforce] income describes a family at or below 120% of the AMI (at or below 100% of median income for federal programs).

The Department of Housing and Urban Development (HUD) determines the AMI by county or Metropolitan Statistical Areas (MSAs). AMIs are updated annually by HUD.[2]

1.3. Area

A Florida Statute designated redevelopment area.[3]

1.4. Blighted Area or Blight

An Area in which there are a substantial number of *deteriorated* or deteriorating structures; in which conditions, as indicated by government-maintained statistics or other studies, endanger life or property or are leading to *economic distress*; and in which two or more of the following factors are present:

1.4.1 The predominance of *defective* or *inadequate* street layouts, parking facilities, roadways, bridges, or public transportation facilities.
1.4.2 Aggregate assessed values of real property in the Area for ad valorem tax purposes have yet to show any appreciable increase over the five years before the finding of such conditions.
1.4.3 Faulty lot layout concerning size, adequacy, accessibility, or usefulness.
1.4.4 Unsanitary or unsafe conditions.
1.4.5 Deterioration of site or other improvements.
1.4.6 More adequate and updated building density patterns.
1.4.7 Falling lease rates per square foot of office, commercial, or industrial space compared to the remainder of the county or municipality.
1.4.8 Tax or special assessment delinquency exceeding the fair value of the land.
1.4.9 Residential and commercial vacancy rates are higher in the Area than in the remainder of the county or municipality.
1.4.10 Fire and emergency medical service calls to the Area are proportionately higher than in the remainder of the county or municipality.
1.4.11 The Area's crime incidence is higher than in the remainder of the county or municipality.

---

1 FLORIDA STATUTE 163.330
2 THE FLORIDA HOUSING COALITION'S AFFORDABLE HOUSING IN FLORIDA (1)
3 FLORIDA STATUTES 163.362 (1)

1.4.12 A more significant number of violations of the Florida Building Code in the Area than those recorded in the remainder of the *Governing Body*.
1.4.13 Diversity of *ownership* or *defective* or unusual conditions of title that prevent the free alienability of land within the *deteriorated* or hazardous area.
1.4.14 Governmentally owned property with adverse environmental conditions caused by a public or private entity.
1.4.15 A substantial number or percentage of properties damaged by sinkhole activity have yet to be adequately repaired or stabilized.

However, the term "Blighted Area" also means any area in which at least one of the factors identified in items 1 through 15 is present and all taxing authorities subject to Florida Statute 163.387(2)(a) agree, either by interlocal agreement with the Agency or by resolution, that the Area is blighted. Such agreement or resolution must be limited to a determination that the Area is blighted to qualify for the tax credits authorized in Florida statute chapter 220.[4]

1.5. Board of Commissioners (Board)

Oversite group for the Agency and is appointed by the *Governing Body*. The Bradenton City Council appointed itself as the Board for this *Agency* on June 24, 2015.[5]

1.6. Brownfield Area

A contiguous area of one or more brownfield sites, some of which may not be contaminated and which has been designated by a local government by resolution. Such areas may include all or portions of redevelopment areas, enterprise zones, empowerment zones, other such established *economically* deprived communities and areas, and Environmental Protection *Agency*-designated brownfield pilot projects.[6]

1.7. Brownfield Site

This means real property, the expansion, redevelopment, or reuse of which may be complicated by actual or perceived environmental contamination.[7]

1.8. Conservation

This means the following:

1.8.1 Careful preservation and protection of something.
1.8.2 Planned natural resource management to prevent exploitation, destruction, or neglect.
1.8.3 The preservation of a physical quantity during transformations or reactions. [8]

1.9. Community Advisory Committee (CAC)

An advisory subcommittee to the *Board*.

1.10. Community Policing Innovation

A policing technique or strategy designed to reduce crime by reducing opportunities for and increasing the perceived risks of engaging in criminal activity through the visible presence of police in the community, including, but not limited to, community mobilization, neighborhood

4 FLORIDA STATUTE 163.340 (8)
5 CITY OF BRADENTON ORDINANCE 2967
6 FLORIDA STATUTE 376.79 (5)
7 FLORIDA STATUTE 376.79 (4)
8 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/CONSERVATION

block watch, citizen patrol, citizen contact patrol, foot patrol, neighborhood storefront police stations, field interrogation, or intensified motorized patrol.[9]

1.11. Community Redevelopment (Redevelopment)

Undertakings, activities, or projects of a county, municipality, or the *Agency* in the *Area* for the elimination and prevention of the development or spread of *slums* and *blight*, for the reduction or prevention of crime, or the provision of *affordable housing*, whether for rent or sale, to residents of low or moderate income, including the *elderly*, and may include, *slum* clearance and redevelopment in an *Area* or rehabilitation and revitalization of coastal resort and tourist areas that are deteriorating and *economically distressed*, or rehabilitation or conservation in an *Area*, or any combination or part thereof, following a *Plan* and may include the preparation of such a *Plan*.

The ability of a county or municipality to utilize the authority granted under the *Act* is predicated upon the adoption of a "Finding of Necessity" by the *Governing Body*. This finding must demonstrate that:

1.11.1 One or more *slum* or *blighted areas*, or one or more areas in which there is a shortage of *affordable housing* for residents of low or moderate income, including the *elderly*, exist in the county or municipality; and

1.11.2 The rehabilitation, *conservation*, or redevelopment, or a combination thereof, of such Area or Areas, including, if appropriate, the development of housing that residents of low or moderate income, including the *elderly*, can afford, is necessary in the interest of the public health, safety, morals, or welfare of the residents of such county or municipality.[10]

1.12. Community Redevelopment Agency (Agency)

A public agency created by the *Governing Body* to perform redevelopment in the *Area* according to Florida Statute.[11] The *Agency* also refers to the Community Redevelopment staff for this document.

1.13. Commercial Property Accessed Clean Energy (C-PACE)

An innovative financing structure allows commercial, industrial, multifamily, and nonprofit property *owners* to obtain low-cost, long-term financing for energy efficiency, renewable energy, and wind-hardening projects.[12]

1.14. Crime Prevention Through Environmental Design (CPTED)

A multi-disciplinary approach to crime prevention that uses urban and architectural design and the management of built and natural *environments*. *CPTED* strategies aim to reduce victimization, deter offender decisions that precede criminal acts, and make sense of community among inhabitants so they can gain territorial control of areas, reduce crime, and minimize fear of crime.[13]

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9 FLORIDA STATUTE 163.340 (23)
10 FLORIDA STATUTE 163.355 (2)
11 FLORIDA STATUTE 163.340 (1)
12 HTTPS://WWW.FDFCBONDS.COM/CPACE
13 HTTPS://WWW.CPTED.NET/

1.15. Defective

Having a defect or flaw: imperfect in form, structure, or function.[14]

1.16. Deteriorated

Weakened, disintegrated, corroded, rusted, or decayed, and loss of effectiveness.[15]

1.17. Disseminated

To spread abroad as though sowing seed. To disperse throughout.[16]

1.18. Distress

To subject to great strain or difficulties.[17]

1.19. Economic

Relating to, or based on, the production, distribution, and consumption of goods and services.[18]

1.20. Elderly

Persons 62 years of age or older.[19]

1.21. Environment

The complex of physical, chemical, and biotic factors (such as climate, soil, and living things) that act upon an organism or an ecological community and ultimately determine its form and survival.[20]

1.22. Gentrification

a process in which a poor area (as of a city) experiences an influx of middle-class or wealthy people who renovate and rebuild homes and businesses and which often results in an increase in property values and the displacement of earlier, usually poorer residents. [21]

1.23. Governing Body

The council, commission, or other legislative body that is charged with governing the county or municipality. For this document, the Bradenton City Council is the *Governing Body*.[22]

1.24. Historic Preservation

The identification, evaluation, recordation, documentation, analysis, recovery, interpretation, curation, acquisition, protection, management, rehabilitation, restoration, stabilization, maintenance, or reconstruction of historic preservation properties.[23]

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14 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/DEFECTIVE
15 2018 INTERNATIONAL CODE COUNCIL, INTERNATIONAL PROPERTY MAINTENANCE CODE. (202)
16 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/DISSEMINATE
17 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/DISTRESS
18 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/ECONOMIC
19 FLORIDA STATUTE 420.503 (16)
20 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/ENVIRONMENT
21 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/GENTRIFICATION
22 FLORIDA STATUTE 163.340 (3)
23 FLORIDA STATUTE 267.021

1.25. Inadequate

Not enough or good enough.[24]

1.26. Increment Revenue

The non-ad valorem tax funds are placed in an *Agency*'s trust fund to generate redevelopment in its *Area*.[25]

1.27. Institute For Business & Home Safety FORTIFIED program

FORTIFIED is a voluntary construction and re-roofing Program designed to strengthen homes and commercial buildings against specific types of severe weather, such as high winds, hail, hurricanes, and even tornados.[26]

1.28. Institute For Business & Home Safety OPEN FOR BUSINESS Program

The OFB-EZ (Open for Business-EZ) toolkit helps small businesses take important steps they need to keep functioning in the event of a major disaster or even a small business disruption.[27]

1.29. Intensify

To grow more substantial or more acute.[28]

1.30. Liability

A disadvantage.[29]

1.31. National Flood Insurance Program (NFIP)

Created by Congress in 1968, the National Flood Insurance Program (NFIP) provides insurance to help reduce the socio-*economic* impact of floods. Flood insurance is a separate policy that can cover buildings, the contents of a building, or both.[30]

1.32. Non-Conformities

A use that lawfully occupied a building or land at the time [the] code became effective, which has been legally continued and which does not conform to the [current] regulations.[31]

1.33. Occupant

See Tenant.

1.34. Owner

The word "owner," applied to a building or land, shall include any part owner, joint owner, tenant in common, tenant in partnership, joint tenant, or tenant by the entirety of the whole or of a part of such building or land.[32]

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24 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/INADEQUATE
25 DR. JEFF BURTON
26 HTTPS://FORTIFIEDHOME.ORG/
27 HTTPS://IBHS.ORG/BUSINESSDISASTERRECOVERY/
28 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/INTENSIFY
29 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/LIABILITY
30 HTTPS://WWW.FLOODSMART.GOV/ABOUT
31 2021 INTERNATIONAL ZONING CODE
32 BRADENTON CODE OF ORDINANCES SEC 1.2

1.35. Property Accessed Clean Energy (PACE)

A Florida public entity that provides homeowners with financing options for energy-efficient and hurricane-resistant home improvements.[33]

1.36. Redevelopment Plan (Plan)

The approved redevelopment directions exist from time to time for an *Area*.[34]

1.37. Rehabilitate

This means the following:

1.37.1 To restore to a former capacity.
1.37.2 To convert to good repute.
1.37.3 Reestablish the good name of.
1.37.4 Restore to a former state.
1.37.5 Restore or bring to a condition of health or helpful and constructive activity.[35]

1.38. Remediate

To make (something) the target of remedial action: to provide a remedy.[36]

1.39. Revitalize

To give new life or vigor.[37]

1.40. Slum Area or Slums

An area having physical or economic conditions conducive to disease, infant mortality, juvenile delinquency, poverty, or crime because there is a predominance of buildings or improvements, whether residential or non-residential, which are impaired because of dilapidation, deterioration, age, or obsolescence, and exhibiting one or more of the following factors:

1.40.1 There is *inadequate* ventilation, light, air, sanitation, or open spaces provision.
1.40.2 High density of population, compared to the population density of adjacent areas within the county or municipality; and overcrowding, as indicated by government-maintained statistics or other studies and the requirements of the Florida Building Code,
1.40.3 Conditions endangering life or property by fire or other causes.[38]

1.41. Social

Of or relating to human society, the interaction of the individual and the group, or the welfare of human beings as members of society.[39]

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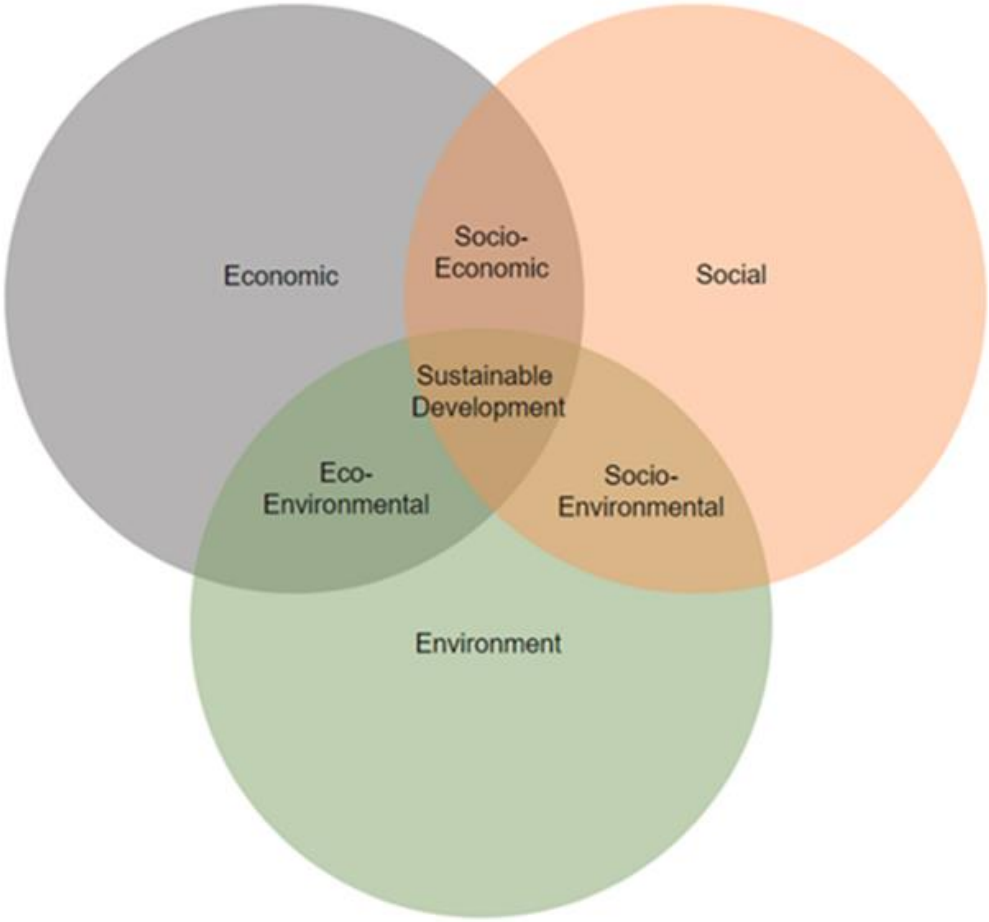
33 HTTPS://FLORIDAPACE.GOV/ABOUT-PACE/
34 FLORIDA STATUTE 163.340 (11)
35 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/REHABILITATE
36 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/REMEDIATE
37 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/REVITALIZE
38 FLORIDA STATUTE 163.340 (7)
39 HTTPS://WWW.MERRIAM-WEBSTER.COM/DICTIONARY/SOCIAL

1.42. Sustainable Economic Development

A Theoretical framework based on *economic*, *social*, and *environmental* synergy.[40] See *Sustainable Economic Development* Venn Diagram.

1.43. Sustainable Redevelopment

New construction on a site having pre-existing uses. *Sustainable redevelopment* represents a process of land development that *revitalizes* the physical, *economic*, and *social* fabric of urban space.[41]



Sustainable Economic Development Venn Diagram

40 DR. EDWARD B. BARBIER (1987)
41 CAVES, R. W. (2004). ENCYCLOPEDIA OF THE CITY. ROUTLEDGE. PP. 556. ISBN 9780415252256.

2. GOAL

The *Agency* will focus on reducing *slums* and *blight* by incentivizing private sector investment opportunities and diverse retail, industrial, commercial, and not-for-profit economies, *disseminated* through using redevelopment, safety, and a vibrant, diverse, developing, and *redeveloping community*. The *Agency* will synergize *economic*, *environmental*, and *social* influences, encouraging *sustainable redevelopment*.

3. ECONOMIC

3.1 Intent

The *Agency* may incentivize *economic* growth according to the following intentions:

3.1.1 To the greatest extent determined feasible, the Agency may afford maximum opportunity in carrying out the Plan's provisions consistently with the sound needs of the Governing Body as a whole and rehabilitate or redevelop the Area by private enterprise.[42, 43, 44, 45 and 46]

3.1.2 Remove blighted conditions that include areas that lead to economic distress and economic and social liabilities that impose onerous burdens, which … delay the provision of housing accommodations, aggravate traffic problems, and substantially hamper the elimination of traffic hazards and the improvement of traffic facilities. [47]

3.1.3 Identify and plan the elimination of such conditions affecting the health, safety, and welfare of the residents of such counties and municipalities and impeding their growth and economic and social development.[48]

3.1.4 Revitalize, rehabilitate, and redevelop the Governing Body designated deteriorating and economically distressed coastal tourist area, reducing or maintaining evacuation time, as appropriate, and ensuring protection for Area properties against exposure to natural disasters.[49]

3.1.5 Tax Base Preservation and Enhancement.[50]

3.2 Incentives

3.2.1 Land use

When the redevelopment site is non-conforming and redesignated to align with the Comprehensive Plan and/or zoning regulations.

3.2.2 Demolition

The demolition incentive is available for the destruction of dilapidated structures or partial/explorations of existing structures and the redevelopment of the

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42 REDEVELOPMENT PLAN 2.1
43 REDEVELOPMENT PLAN 2.2.1.1.1
44 REDEVELOPMENT PLAN 2.2.2.2
45 REDEVELOPMENT PLAN 2.3.3.1.3
46 REDEVELOPMENT PLAN 3.2.1.1.2
47 REDEVELOPMENT PLAN 2.2.1.1.2
48 REDEVELOPMENT PLAN 2.2.1.1.3
49 REDEVELOPMENT PLAN 2.2.1.1.4
50 REDEVELOPMENT PLAN 2.2.1.1.5

property with a new structure. Full demolition of historic resource-designated structures will not receive a demolition incentive.

3.2.3 Redevelopment
The redevelopment incentive shall not be used by itself and is valid only as a complement to at least one environmental and one social incentive.

3.2.4 Parking
Developers are encouraged to reduce the square footage of land used to accommodate governing body-required parking spaces. The developer may partner with the *Agency*, through this incentive, to create one or more of the following:

3.2.4.1 Street-front public parking spaces; or
3.2.4.2 Finance long-term governing body micro-mobility policies; or
3.2.4.3 Provide a development-based vehicle for fee service.

4. ENVIRONMENT

3.3 Intent

The *Agency* may incentivize *economic conservation* according to the following intentions:

4.4.1 The *Agency* may incentivize environmental conservation and rehabilitation according to the following activities:
4.4.2 Elimination and prevent slums and blight and encourage community rehabilitation, and, especially by private enterprises.[51]
4.4.3 Slums have physical or economic conditions that are conducive to a focal center and spread of disease.[52]
4.4.4 The Plan and resulting revitalization and redevelopment for a coastal tourist area that is deteriorating and economically distressed will reduce or maintain evacuation time, as appropriate, and ensure protection for the property against exposure to natural disasters. [53]

3.4 Incentives

3.4.1 Urban Canopy
This policy encourages the use of trees on private land to create an urban forest ecosystem providing a variety of economic, social, and environmental benefits, including shading homes to generate energy savings, intercepting rain to reduce stormwater, improving air quality by filtering pollutants and sequestering carbon to offset emissions associated with climate change.

3.4.2 Low-Impact Development
The location of existing stormwater facilities may affect the validity of this incentive. Any state or federal “Stormwater credits” created from the commercial development will become the sole property of the *Agency*. The incentive recipient agrees to abide by the maintenance requirements, including the selection and

[51] REDEVELOPMENT PLAN 3.2.1.1.2
[52] REDEVELOPMENT PLAN 3.2.1.1.3
[53] REDEVELOPMENT PLAN 3.2.1.1.5

maintenance of foliage. This incentive is validated by a Public Works letter detailing the use of previous paver systems and bioswales.

3.4.3 Flood
This incentive encourages an existing structure to be redeveloped with engineered mitigation for flood. [54] Such mitigation may include property relocation, basement infills, abandoning the lowest floor, elevating the lowest interior floor, wet floodproofing using flood openings, elevating building equipment and utility systems and/or protecting them in their current location, and Dry floodproofing or sealing a structure to prevent water from entering.

3.4.4 Infrastructure
This incentive encourages the creation of viable building lots from unusable properties to enhance taxable value and improve infrastructure capacity to allow for increased density and the highest best use. This policy may fund access and all Governing Body-owned infrastructure extensions.

4 SOCIAL

4.1 Intent

The *Agency* may incentivize *social redevelopment* according to the following activities:

4.1.1 *Redevelopment* activities, projects*, rehabilitation*, or *conservation* in the *Area*, or any combination or part thereof, following the *Plan* and may include preparing such the *Plan*. [55]

4.1.2 The *rehabilitation*, *conservation*, or *redevelopment*, or a combination thereof … necessary for the interest of the public health, safety, morals, or welfare of the residents of the *Governing Body*.[56]

4.1.3 The susceptible *conservation* or *rehabilitation* in such a manner that the conditions and evils enumerated may be eliminated, remedied, or prevented, and those salvageable *slums* and *blighted areas* can be *conserved* and *rehabilitated* through appropriate public action.[57]

4.1.4 Identifying and planning the elimination of such conditions affecting the health, safety, and welfare of the residents of such counties and municipalities and impeding their growth and *economic* and *social* development, especially gentrification.[58]

4.2 Incentives

4.2.1 CPTED
This grant promotes the use of residential, commercial, and industrial community policing through environmental design.[59]

4.2.2 Historic Preservation

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54 REDEVELOPMENT PLAN 2.2.2.1.2.4
55 REDEVELOPMENT PLAN 4.2.1.1.1
56 REDEVELOPMENT PLAN 4.2.1.1.2
57 REDEVELOPMENT PLAN 4.2.1.1.3
58 REDEVELOPMENT PLAN 4.2.1.1.4
59 REDEVELOPMENT PLAN 2.1, 2.2.1.1.3, 2.3.1.1.2.8, 4.1, 4.2.1.1.2, AND 4.2.1.1.4.

This funding protects the *Area's* cultural sites and is determined by the *Governing Body* and state and federal government.[60]

5 POLICIES

This incentive policy shall follow the following policies:

5.1 The *Board* reserves the right to modify or cancel parts of the Sustainable Redevelopment Incentives at any time without notice. If the program is modified or eliminated, the *Agency* will ensure that any previously approved *sustainable redevelopment* undergoing renovation or construction will be completed per contract as long as the *owner*(s) abide by the contract.
5.2 Non-profit entities with a payroll of more than or equal to 25 full-time employees may apply for these incentives but must agree to pay the *Agency* a payment in lieu of taxes (PILOT) for the value of the incentive and loss of increment revenue due to the purchase of real property for the *Agency's* lifespan.
5.3 The *Agency* shall review all eligible applications on a case-by-case basis to determine if an application meets the intended program goals.
5.4 Incentives are self-funded by the redevelopment. No additional funds will be designated from the existing trust fund.
5.5 Payments to the *owner* shall begin during the next fiscal year budget after the *Agency* receives the official Certificate of Occupancy or Certificate of Completion and all required documentation.
5.6 No partial payments prior to the Certificate of Occupancy or Certificate of Completion will be issued.
5.7 The incentive allocations provided herein are the maximum potential allocations. The allocation for any particular project shall be that amount that is approved by the *Board* and finalized in a binding agreement.
5.8 Final economic incentives are calculated from a Florida-certified real estate appraiser's post-construction appraisal provided by the applicant.
5.9 The total incentive is calculated by multiplying the Estimated New Construction Value by a percentage determined by the *Agency* after considering the maximums allowed.

6 FUNDING

The *Agency* will fund its incentives using the following process as follows:

6.1 The incentive amount shall be 12% of the appraised value of the redevelopment minus the previous appraised amount.
6.2 The annual base payment is 50% of the project's actual *Increment Revenue*.
6.3 Additional percentages added to the base shall be determined by the following table:

60 REDEVELOPMENT PLAN 4.2.2.1.2

SUSTAINABLE DEVELOPMENT	INCENTIVE	AREA	REMODEL/NEW	VALIDATION	PERCENT
ECONOMIC					
	LAND USE/ZONING NON-CONFORMING	DT-CC-TT	BOTH	PLANNING DEPARTMENT	1
	DEMOLITION/ EXPLORATORY DEMOLITION	DT-CC-TT	BOTH	BUILDING DEPARTMENT	1
	REDEVELOPMENT	CC-TT	BOTH	CRA	5
	STREET FRONT PARKING	DT	BOTH	PLANNING DEPARTMENT	3
	MICRO-MOBILITY	DT-CC-TT	BOTH	PLANNING DEPARTMENT	2
	DEVELOPMENT BASED FEE VEHICLE	DT-CC-TT	BOTH	PLANNING DEPARTMENT	2
ENVIRONMENT					
	URBAN CANOPY	DT-TT	NEW	PLANNING DEPARTMENT	.2
	LOW IMPACT DEVELOPMENT	DT-CC-TT	BOTH	PUBLIC WORKS	5
	FLOOD PLUS	DT-CC-TT	REMODEL	BUILDING DEPARTMENT	5
	IBHS FORTIFIED	DT-CC-TT	REMODEL	BUILDING DEPARTMENT	5
	BROWNFIELD NOFA	DT-CC-TT	BOTH	CRA	2
	BROWNFIELD SRCO	DT-CC-TT	BOTH	CRA	2
SOCIAL					
	HISTORIC PRESERVATION	DT-CC-TT	REMODEL	CRA	5
	CPTED	DT-CC-TT	BOTH	POLICE DEPARTMENT	2
	AFFORDABLE HOUSING	CC	BOTH	HOUSING DEPARTMENT	5
	WORK FORCE HOUSING	DT-CC-TT	BOTH	HOUSING DEPARTMENT	5
	PUBLIC ART	DT-CC-TT	BOTH	CRA	3