

2013 BEST BOOK



Florida Redevelopment Awards



BURKHARDT
CONSTRUCTION, INC.



From the President

I just completed a review of more than 100 submittals for the association's annual awards program. **WOW!** One of the perks of being your president is the opportunity to select one from among the many worthy projects to be given the 2013 President's Award. To use a baseball analogy, Florida CRAs have hit a bunch of home runs during the past year. It is heartening to see your hard work, planning and investing in redevelopment projects make a significant difference in our communities.

I can tell you that selecting one project over all others is not a simple task, especially given the incredible number of worthwhile projects to be considered. I wish there was a special category for a CRA's "Body of Work." This year that might have included Boynton Beach and Pompano Beach. Each of them submitted multiple applications that collectively represented an astounding level of effort during 2012-13.

In the end, the project selected as the recipient of the 2013 President's Award is the City of Fort Myers for its **River Basin Project**. This 1.4-acre project involved repurposing some seriously unattractive surface parking lots and dumpster pads that enjoyed an incredible view of the Caloosahatchee River into vital stormwater management facility. With engineering innovations throughout, the \$5.78 million project was financed by cobbling together funding from numerous state and local sources. The Fort Myers River Basin Project is an example of redevelopment problem solving that melded enhancement of the physical environment with new private development opportunities.

My heartfelt thanks go out to those who submitted projects for the committee's consideration. Congratulations to this year's award recipients. In truth, we all win by your participation in the Florida Redevelopment Association's Awards Program. The sharing of your successes gives all of us the opportunity to learn from the examples of projects and programs that have proven to truly transform our communities.



Steven G. Lindorff, AICP, Administrator
Jacksonville Beach CRA
2013 FRA President



Table of Contents

- 2** About the Florida Redevelopment Association
- 3** About the FRA Awards Program & Best Book
- 4** 2013 Roy F. Kenzie Award Winners
- 6** President's Award
- 7** Capital Projects/Beautification
- 8** Creative Organizational Development & Funding
- 9** Cultural Enhancement
- 10** Management Programs/Creative Partnerships
- 11** Marketing & Communications
- 12** Out of the Box
- 13** Outstanding Affordable Housing
- 14** Outstanding New Building
- 15** Outstanding Rehabilitation, Renovation or Reuse
- 16** Outstanding Rehabilitation, Renovation or Reuse
- 17** Planning Studies
- 18** Transportation/Transit Enhancement
- 19** 2013 Roy F. Kenzie Award Entries

Everything
that is new or
uncommon raises
a pleasure in the
imagination,
because it fills
the soul with
an agreeable
surprise, gratifies
its curiosity, and
gives it an idea of
which it was not
before possessed.
– *Joseph Addison*

About the Florida Redevelopment Association

Cities throughout Florida are rediscovering their roles as crossroads for commerce, as Mecca's for culture and entertainment, and as stimulating places to live. These urban centers are experiencing exciting changes brought about by innovative approaches to design, activity mix and cooperative development.

The **Florida Redevelopment Association (FRA)** brings together professionals from around the state who are involved in preserving and improving Florida's communities. The FRA was founded in 1974 to promote redevelopment and growth of downtowns. The focus was later broadened to encompass **community redevelopment agencies (CRAs)** and **main street program** cities. Today, the FRA also includes nonprofit organizations, consultants and private developers, as well as cities that do not have **downtown development authorities**, CRAs or main street programs. Our goal is a comprehensive association of all partners and stakeholders in Florida's urban revitalization network.

The FRA is an independent association governed by a Board of Directors elected by the membership. It is staffed through an annual contractual agreement with the Florida League of Cities, Inc. The FRA's mission is to provide a forum for members to share knowledge and common experiences regarding redevelopment opportunities and problems; encourage adoption of legal and financial tools and programs favorable to community redevelopment; and serve as a statewide clearinghouse for redevelopment information.

For more information on the Florida Redevelopment Association and resources to help your community's redevelopment efforts, please contact:

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About the FRA Awards and Best Book

The **Florida Redevelopment Association Awards Program** recognizes the best in redevelopment in Florida. It is open to any member of the association.

To recognize the projects and people involved in redevelopment throughout the state, three award series have been established. The **Roy F. Kenzie** and **Thomas J. Mills Awards** are given for outstanding examples of redevelopment and leadership, respectively, in Florida. The President's Award is given for the "Best of the Best," to honor the best project overall across all categories. A winning entry from the Florida Redevelopment Association provides an acknowledgment of excellence for the work of an organization.

Winners of the Roy F. Kenzie Award are evaluated on how effectively their projects demonstrate innovation, positively impact their community and provide applicability to other Florida communities, among other criteria. Within the 12 juried categories, the Florida Redevelopment Association Awards showcase and celebrate the most innovative and effective redevelopment programs in Florida. The 12 categories of the Roy F. Kenzie Awards are: **Capital Projects/Beautification; Creative Organizational Development and Funding; Cultural Enhancement; Management Programs/Creative Partnerships; Marketing and Communications; Out of the Box; Outstanding Affordable Housing Project; Outstanding New Building Project; Outstanding Rehabilitation, Renovation or Reuse Project; Planning Studies; Transportation/Transit Enhancements;** and the **President's Award.**

The Best Book highlights this year's winners and all of the quality entries received to celebrate the innovative redevelopment work transforming Florida every day. The Florida Redevelopment Association encourages you to use the Best Book as a tool to gather innovative ideas and communicate those ideas within your community for they are true success stories.

2013 Roy F. Kenzie Award Winners

- 6** **President's Award and Capital Projects/Beautification**
Fort Myers Community Redevelopment Agency
- 8** **Creative Organizational Development & Funding**
Lakeland Community Redevelopment Agency
- 9** **Cultural Enhancement**
Dania Beach Community Redevelopment Agency
- 10** **Management Programs and Creative Partnerships**
Pompano Beach Community Redevelopment Agency
- 11** **Marketing and Communications**
City of New Smyrna Beach
- 12** **Out of the Box**
Dania Beach Community Redevelopment Agency

2013 Roy F. Kenzie Award Winners

- 
- 13 Outstanding Affordable Housing Project**
Lake Worth Community Redevelopment Agency
 - 14 Outstanding New Building Project**
City of Winter Haven
 - 15 Outstanding Rehabilitation, Renovation or Reuse Project**
Boynton Beach Community Redevelopment Agency
 - 16 Outstanding Rehabilitation, Renovation or Reuse Project**
Panama City Community Redevelopment Agency –
Downtown North CRA
 - 17 Planning Studies**
City of Kissimmee – Downtown CRA
 - 18 Transportation/Transit Enhancement**
Gainesville Community Redevelopment Agency



President's Award Winner



PHOTOGRAPHY BY CELLA MOLNAR & ASSOCIATES, INC.

Fort Myers River Basin Fort Myers Community Redevelopment Agency

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Constructing stormwater runoff facilities to meet water quality standards is a costly and challenging endeavor in a green field site – it becomes even more challenging in an urban area such as downtown. On-site detention basins reduce developable land, and they result in an unfriendly pedestrian environment. This was one of the challenges facing **Fort Myers** when redeveloping its downtown riverfront. The solution was to construct a 1.4- acre shared water detention basin that would improve the quality of the storm water run-off, create additional water frontage, spur infill development and create an attractive public gathering place.

Capital Projects/Beautification

Before



After



Creative Organizational Development and Funding

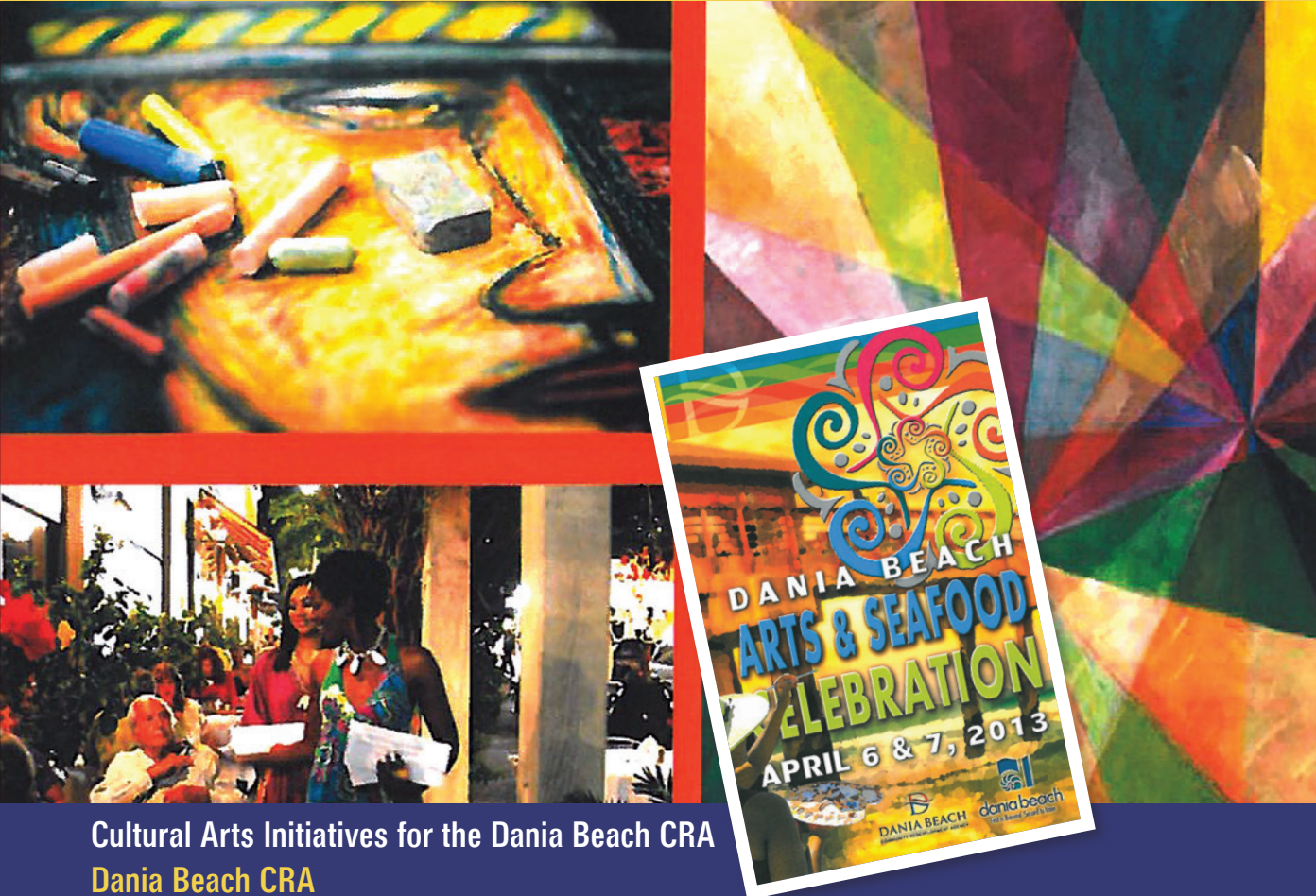


Redevelopment Incentives Leveraging Huge Returns for Dixieland Lakeland Community Redevelopment Agency

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The **Dixieland CRA** saw the results of a small investment that reaped huge returns for the district in 2012. In the previous year, the Advisory Board added another incentive program to its redevelopment toolbox. With very little marketing, the \$15,000 Food-Related Services Matching Grant successfully attracted two new food retailers, Butterfly Bistro and Fat Maggie's within months of its inception. Both restaurants took advantage of another grant offered in Dixieland, the Façade Improvement Matching Grant. The "stackable" matching grants offered not only leveraged private investment in commercial properties they have also served as a business recruitment tool.

Cultural Enhancement



Cultural Arts Initiatives for the Dania Beach CRA Dania Beach CRA

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The **Dania Beach Creative Arts Council**, the **Community Arts Plan** and the **Dania Beach Arts & Seafood Celebration** were developed to uncover and celebrate a deep underlying theme that authentically exists in the area. The ultimate goal of the council, the plan and the annual celebration is to showcase and grow the creative arts community in Dania Beach and to strengthen its identity as a strong industry in the area. It was imperative that the initiatives have an authentic Dania Beach feeling and complement, rather than compete with, other South Florida initiatives while improving the community's image.

Management Programs and Creative Partnerships

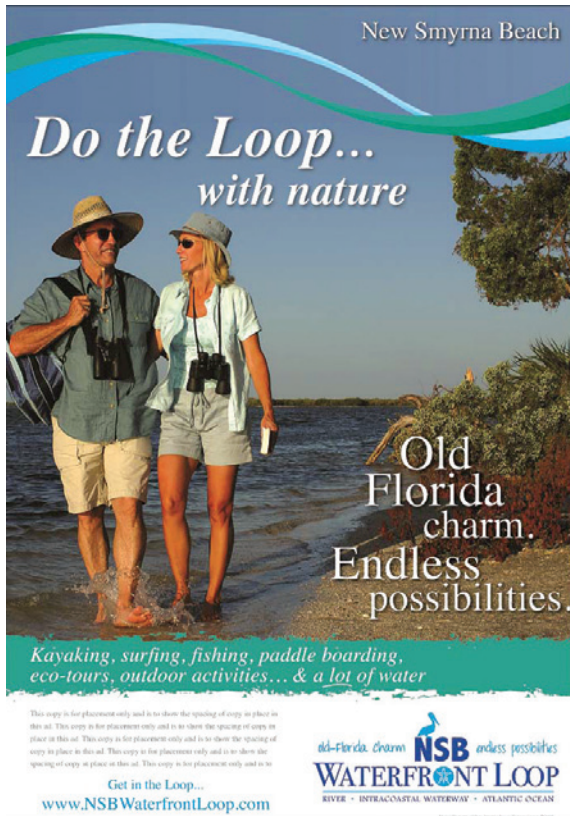


CRA Business Resource Center Pompano Beach Community Redevelopment Agency

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The **CRA Business Resource Center (BRC)** provides a continuum of economic development services in the form of three programs: The Microenterprise Business Loan Fund focuses on building entrepreneurship through business education workshops and loans; the Business Incubator supports the growth and development of small businesses; the Job Placement Center provides links to job opportunities through the creation of partnerships. The BRC is an integral part of the CRA's vision of redevelopment. It's not just a construction activity, but an investment in the people and businesses that inhabit the redevelopment area that results in true positive and lasting change.

Marketing and Communications



The New Smyrna Beach Waterfront Loop City of New Smyrna Beach

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The **New Smyrna Beach Waterfront Loop** is a marketing effort that encompasses the heart of the City of New Smyrna Beach: the community redevelopment area and the community. Revitalization of the area continues as a collaborative process between the City of New Smyrna Beach and the CRA through its business owners and property owners. Much of the CRA district has served as the focal point of New Smyrna Beach commerce. Residents enjoy three historic districts – Canal Street, Flagler Avenue and the Historic Westside – which have served those inhabiting the surrounding residential areas. Third Avenue more recently emerged as an additional commercial beachside corridor.

Out of the Box



Farmers Market



Peoples Access to Community Horticulture for the Dania Beach CRA

Dania Beach CRA

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The Dania Beach CRA created a Community Garden, **The PATCH™**, on a vacant 1.6-acre lot to provide local organically grown vegetables to residents as part of an initiative to eliminate blight, promote economic development and improve community health. The idea led to a successful partnership between the Dania Beach CRA and the Broward Regional Health Planning Council. It is an outstanding example of how non-traditional partnerships can be created in order to fulfill the CRA's mandate to build better communities. The PATCH™ is truly "People's Access to Community Horticulture," making a strong, positive impact on quality of life in Dania Beach.

Outstanding Affordable Housing



PHOTOGRAPHY BY SMITH AERIAL PHOTOS

Urban Arts Lofts

Lake Worth Community Redevelopment Agency

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The **Lake Worth Community Redevelopment Agency** was the lead entity of the Lake Worth NSP-2 Consortium. The consortium was awarded a \$23.2 million Neighborhood Stabilization Program grant from the U. S. Department of Housing and Urban Development to purchase foreclosed and abandoned properties and rehabilitate or construct up to 130 residential affordable housing units within a targeted area of the City of Lake Worth. The grant assisted with providing affordable homeownership opportunities to income-eligible households and ensuring affordability for a period of 15 years or more. Potential buyers of the properties were required to have household incomes did not exceed the thresholds expressed on the 120 percent of Area Median Income chart for Palm Beach County.

Outstanding New Building Project



Downtown Parking Garage

City of Winter Haven

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After 10 years of successful redevelopment efforts, the parking inventory did not meet the needs of the growing **Winter Haven** downtown. To continue success and expansion, additional parking in the proper location was critical. To address this need, proposals were solicited from design-build firms for the design and construction of a parking garage on a city-owned parcel in a prime downtown location. In keeping with the unique assets of the community, a design reflecting local historic buildings was created, and the concept of building a much-needed parking garage that resembles something other than a parking structure was born!

Outstanding Rehabilitation, Renovation or Reuse Project



The Little House

Boynton Beach Community Redevelopment Agency

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The **Boynton Beach CRA** purchased a property for a public parking lot. On the property was a 1920's cottage that was slated to be demolished. Upon inspection, it was discovered that the cottage was in very good structural condition. Therefore, the cottage was moved to the main street, Ocean Avenue, to a public parking lot to create much needed commercial space. The cottage was renovated to create a charming and lively new restaurant. The CRA and the tenant shared in the cost of the renovations.

Outstanding Rehabilitation, Renovation or Reuse Project



1936



Before Renovation, 2011



After Renovation, 2012

Coca Cola Building Renovation Project – Ink TRAX

Panama City Community Redevelopment Agency – Downtown North CRA District

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This project successfully rehabilitated a former **Coca Cola** building that had been vacant for 30 years and converted into a functioning screen printing business (InkTrax, Inc.) that has brought more than 20 jobs to the Downtown area. The building owner wanted to renovate the building as pictured in the early 30's while also giving it the modern amenities of energy efficient fixtures. This project was the first of its kind on such a large scale for the entire City of Panama City and was able to motivate other businesses and property owners in the district to renovate their properties.

Planning Studies



2012 Downtown Kissimmee CRA Plan Update

Downtown Kissimmee CRA

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Updating the **Downtown Kissimmee CRA Plan** came at a unique turning point in the transformation of the city. The plan addresses the arrival of SunRail and the expansion of CRA economic investments. Structured to ensure sustainable, transit-supportive development, the plan is based on an urban design framework that connects investments with employment centers, destinations and redevelopment sites. Emphasizing these connections ensures that the catalytic effects of redevelopment will be optimized to create a cohesive identity that supports the principles identified as important by the community to create a more livable, connected and urban core.

Transportation/Transit Enhancement



Depot Avenue Rail-Trail Pedestrian Overpass Gainesville Community Redevelopment Agency

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In 2012, the **Depot Avenue Rail-Trail** pedestrian overpass spanning US HWY 441/SW 13th Street was redeveloped into a functional and iconic gateway feature. The artistic design for the structure reflects Gainesville's unique character by paying homage to the city's history as a railroad epicenter and reflecting current and future trends in the innovation economy. The structure and adjacent plaza enhance multimodal transit by providing additional connectivity to the existing rail-trail system, surrounding businesses, neighborhoods, the University of Florida, and to downtown Gainesville. The synthesis of form and function in the design promotes, celebrates and reflects Gainesville's way of life.

Roy F. Kenzie Award Entries

CAPITAL PROJECTS AND BEAUTIFICATION

Boynton Harbor Marina Redevelopment Project **Boynton Beach Community Redevelopment Agency**

The marina was identified in the Boynton Beach CRA Redevelopment Plan as a key component to the redevelopment of the city's downtown. Development pressure to turn the slips into condominium slips endangered the historic commercial fishing and diving industries. This led the CRA to acquire the marina to preserve the 13 existing marine businesses and the public's access to the waterfront. Utilizing more than \$7 million in CRA funding, leveraged with a \$2 million Palm Beach County Waterfront Preservation Grant and a \$20,000 MPO Water Taxi Grant, the CRA acquired the marina, created a master plan and undertook the physical transformation of this vital asset.

Bradenton Riverwalk **Bradenton Downtown Development Authority**

The opening of the Bradenton Riverwalk Park in October 2012 was the culmination of two years of collaborative planning, public-private partnerships, extensive citizen engagement, research and construction. But it was only the beginning of the transformation in image, local mindset, economic

impact, community pride and public benefits engendered by this remarkable project. Bradenton Riverwalk is a 1.5-mile renovation project planned and managed by the Bradenton Downtown Development Authority that features (a) sustainable design; (b) diverse amenities to encourage wellness, recreation, entertainment and enjoyment of the river by the entire community; and (c) a public-private partnership with Realize Bradenton for programming and management.

U.S. 1 Right of Way Revitalization **Dania Beach Community Redevelopment Agency**

The U.S. 1 Right of Way Revitalization project for Federal Highway, a major transportation corridor that also serves as the main business corridor for this historic city includes improvements that extend from the northern entrance to the city south 1.75 miles to Sheridan Street. The revitalization of this corridor is critical to the redevelopment of Dania Beach. The completion of Phase 1 has already helped to create a sense of place, improve the overall aesthetics, invoke a sense of pride with the residents and increase the visual attraction to visitors, potentially attracting more users to the area.

Gateway Feature **Delray Beach Community Redevelopment Agency**

The Delray Beach Gateway Feature, completed in March 2013, originated from the city's 2002 Downtown Master Plan. The project called for the installation of sidewalks, landscaped berms, trellises, and six 30-foot columns decorated with artistic murals along the unimproved right-of-way on Atlantic Avenue just east of the I-95 interchange. The gateway denotes the downtown entrance with a public art installation that characterizes Delray's unique cultural heritage, while signifying the city's commitment to creating a seamless downtown corridor from I-95 to A-1-A. The \$1.18-million project was funded the Delray Beach CRA and a grant from the Florida Department of Transportation.

Sistrunk Infrastructure Project **City of Fort Lauderdale, CRA**

The Sistrunk Boulevard Infrastructure Project is a major capital improvement project that seeks to upgrade infrastructure and beautify Sistrunk Boulevard. The project area encompasses Sistrunk Boulevard from Federal Highway to NW 24th Avenue. Residents enjoy more on-street parking, wider sidewalks, decorative streetlights, median and landscape enhancements, and new bus shelters. Additionally, in some areas, overhead utilities have been placed under ground.

Roy F. Kenzie Award Entries

Fort Lauderdale Beach Park **City of Fort Lauderdale,** **CRA/Chen Moore &** **Associates**

Chen Moore and Associates (CMA) provided the restoration and enhancement of the City Fort Lauderdale's 6.5-acre beach park. This included bringing the parking lot into ADA compliance, replacing a deteriorating low-profile wall and sidewalk, replacing existing lighting with turtle-compliant fixtures, and designing additional landscaping. CMA prepared the required submittal, which included all required public purpose approvals, as well as a conceptual layout of a new entrance at the southern end of the parking lot. This project was a joint effort between various City departments, including the City of Fort Lauderdale Beach Community Redevelopment Agency and Parking Services.

Brooks Landing **Waterfront Park** **City of Fort Walton Beach**

Located in the heart of downtown Fort Walton Beach under historic Brooks Bridge, the Brooks Landing Waterfront Park was once an underutilized public waterfront area consisting of a small, dilapidated fishing pier, unstable/unsafe shoreline, no lighting, and no amenities. Thanks to a partnership among the CRA, the Florida Department of Environmental Protection and volunteers from the

community, the area is now an attractive waterfront park complete with picnic tables, landscaping, lighting and a pedestrian walkway. The park now provides a vital link to many nearby restaurants, shops, and residential condominiums.

Brooks Street Park Area **City of Fort Walton Beach**

Brooks Street is the main local road that runs through downtown Fort Walton Beach, linking local businesses to public spaces and the waterfront. Many festivals and weekend events are held along Brooks Street during the year. However, Brooks Street has been historically underutilized and lacked adequate parking. Therefore, the city and the CRA partnered with several local business owners to convert a privately shared parking lot in need of major upgrades into a public parking area. The new public parking area has been a catalyst for redevelopment so far, creating a chain reaction of new business and property improvement in this area.

Bayhead Ponds **and Urban Park** **City of Largo**

The Bayhead Ponds Capital Improvement Project and tie-in to the adjacent urban park complex was a joint venture among the Largo Community Redevelopment Agency; the Largo Community Development and Recreation,

Parks and Arts departments and the Southwest Florida Water Management District. Established in 2000, the ponds serve as a regional stormwater retention system for downtown Largo. The ponds were run down and lacked a pedestrian connection to the city's Bayhead Park Athletic Complex. The two areas were joined together and transformed into an aesthetically pleasing, amenity-laden, sustainable neighborhood park and urban wildlife habitat.

Landmark Sign at **Sheffield Park** **City of Lynn Haven**

The Landmark Information Sign has been developed as part of the CRA's marketing efforts to promote downtown Lynn Haven in accordance with the CRA Plan. While displaying public information, the sign serves as a symbol along with the City Hall building, illustrating that the visitor has arrived in downtown Lynn Haven. The main objective of this project was to construct a new public information sign in downtown Lynn Haven that would also help support branding efforts of our CRA. The electronic landmark sign replaces an old standard marquee that has been at Sheffield Park for many years. The new sign has been designed in accordance to our Architectural CRA Design Guidelines, which complements the design of the existing historic

Roy F. Kenzie Award Entries

buildings. It includes a state-of-the-art electronic display that can be operated remotely. This significantly reduces staff time that was previously needed to change out information on the sign.

Pompano Beach Boulevard Streetscape Improvements **Pompano Beach Community Redevelopment Agency**

The Pompano Beach Boulevard Streetscape Improvements Project describes how to achieve great spaces and how everything needs to work together. The Pompano Beach Boulevard project is the result of the sum of all parts and the result of a concerted effort between the public at large, government officials, designers, contractors and staff. The result of this effort is a scenic destination where people can gather and families can enjoy a first-class beach setting.

South Ridgewood Avenue (U.S. 1) Streetscape Improvement Project **City of South Daytona**

The South Daytona South Ridgewood Avenue (U.S. 1) Streetscape project transcends a simple beautification project by incorporating aesthetic, safety and sustainability features into its design. Innovative project elements are visually attractive while enhancing safety along the corridor, including undergrounding of utilities, audible pe-

destrian signals, wider decorative sidewalks, marked bike lanes and bus pull-offs. The city incorporated sustainable elements into this project with the addition of LED streetlights, drought-tolerant landscaping and reclaimed water lines in the median for city and business use. The impact on the community will be felt for generations and sets the standard for other capital projects in the region.

Façade Grant Program **Port St. Joe Redevelopment Agency**

As the City of Port St. Joe prepares to celebrate its 100th birthday, it can also celebrate the revitalization of the Historic Downtown District. In 2006, downtown looked "worn out" rather than "historic." The Port St. Joe Redevelopment Agency developed a program to fund façade improvements to preserve the historic aspects, enhance the inherent charm, improve the aesthetics, attract more shoppers, and increase revenue. Since its inception in 2008, the façade grant program has awarded more than \$400,000 to 52 businesses. According to *VisitGulf.com*, "this half-mile-long stroll back in time is renewed with creative energies, fresh flavors and is brimming with southern charm."

Colorado Avenue Business District Improvements **City of Stuart, Community Redevelopment Agency**

The City of Stuart Community Redevelopment Agency initiated a redesign of Colorado Avenue in early 2011. The CRA Plan's project vision was to create a slower, more walkable, revitalized and aesthetically pleasing Colorado Avenue, known as the gateway to Stuart. Through various community meetings, including one with national walkability expert Dan Burden, community support for the project came to life. The \$1.3-million project included landscaping, streetscaping, decorative lighting, a round-a-bout, and a public plaza area. The goal was not only to beautify the roadway, but also to drive public investment and economic development in the area.

Westgate L-2 Pump Station **Westgate/Belvedere Homes Community Redevelopment Agency**

The Westgate L-2 Pump Station provides 10-year flood protection throughout the 484-acre drainage basin that includes several mobile home parks, and commercial and industrial businesses. The stormwater pumping station consists of three 55,000-gallons-per-minute pumps. As stages rise upstream, the pumps activate and lower elevations in the upstream

Roy F. Kenzie Award Entries

areas without adversely impacting downstream peak stages.

The station will discharge more stormwater during earlier stages of a storm event and less during the peak, which results in minuscule downstream impacts. The CRA TIF dollars were leveraged fourfold with Federal Emergency Management Agency, and Palm Beach County grant funds.

CREATIVE ORGANIZATIONAL DEVELOPMENT & FUNDING

Boynton Beach Community Redevelopment Agency Economic Development Grants Boynton Beach Community Redevelopment Agency

The Boynton Beach CRA's Economic Development Grants have been a huge success in attracting new businesses and creating jobs. The grant subsidies are used to reduce the initial costs associated with interior/exterior repair and/or rehabilitation of buildings and to reduce the risk of business start-up. A total of 188 new jobs have been created and maintained for three years. The grants have attracted 21 new businesses to the CRA district and assisted 33 existing businesses. To date, all businesses that benefited from the economic development grants are still operating or have sold their business to new owners.

CRA Economic Incentive Programs

City of Fort Walton Beach

In 2012, a new economic incentive package was implemented in the CRA, which included the creation of four new programs as well as upgrades to two existing programs. The economic incentive programs include the Matching Façade Grant Program, Development Assistance Program, Nuisance Abatement Program, Commercial Revolving Loan Program, Land Value Investment Program and the revised Matching Streetscape Program. To date, there have been 32 approved grant applications, for a total of \$302,520 in grant funding. Since their implementation, the associated approved projects accounted for approximately \$1,919,979 in private investment within the CRA.

Harbor Village Arcade Improvements

Pompano Beach Community Redevelopment Agency

The Pompano Beach Community Redevelopment Agency facilitated the Harbor Village Arcade Improvements that have transformed a tired looking plaza into an asset. Staff worked with nine owners of properties adjacent to a city parking lot undergoing renovations. It was imperative to maximize the visual impact of the renovations, so an arcade was added. The CRA had to create a mechanism

to implement the arcade construction. The result was a development agreement that clearly identified scope, responsibilities of the CRA and property owners, and grant contributions. The arcade improvements activated the sidewalks with more outdoor cafes and pedestrian traffic.

CULTURAL ENHANCEMENT

Boynton Beach Haunted Pirate Fest

Boynton Beach Community Redevelopment Agency

For two fun filled days in October, Boynton Beach embraces its adventurous side as Ocean Avenue is transformed to Hobb's Cove, a bustling old world port where pirates roam free to run afoul of the colonial government. Hobb's Cove, however, is much more than a pirate's paradise, for it is brimming with the supernatural superstitions of the pirate era. This enchanted port has a way of making the extraordinary come to life. So whether it's witnessing pirates save the town from ghouls, digging up cursed treasures, or marveling at feats of daring and intrigue, a splendid adventure awaits at the Boynton Beach Haunted Pirate Fest.

Roy F. Kenzie Award Entries

City of Bunnell Centennial Celebration Events

City of Bunnell

The City of Bunnell started planning its Centennial Events a few years in advance. The city knew this was going to be a year to remember, and wanted to ensure that its events reflected the heritage within the community. The series of events were developed to engage local businesses and citizens, spur economic development, and provide fun activities for people of all backgrounds and ages. The City is proud to say it is 100 years old and this has been an outstanding year. The Centennial Celebrations are just the beginning of the city's next century!

Light Up Sistrunk

City of Fort Lauderdale, CRA

Light Up Sistrunk has become one of the City of Fort Lauderdale's premier holiday celebrations. Light Up is the culmination of a year-long process of encouraging Sistrunk Corridor business participation in order to increase their visibility citywide. The CRA works in conjunction with the community to make this event relevant and meet the needs of the Northwest community that the NW CRA serves. This event has created a positive buzz about Sistrunk Boulevard and has become an avenue for local

schools and artists to showcase their talents. This event serves as the catalyst for continued positive change in the NW CRA. Light Up Sistrunk is not only a celebration of the season but also a celebration of history and progress. The event allows a cross-section residents and business owners to come together and discuss what they want to see on the corridor in the future while observing the current progress. In the last several years since the inaugural Light-Up Sistrunk event, the city has seen the grand opening of the Sixth Street Plaza, the grand opening of Smith Plaza, the ground breaking and grand opening of the Midtown Commerce Center, the completion of the neighborhood enhancement project of Dorsey Riverbend, the completion of the Four 40 and the Alexan, the beginning of the NW Neighborhood Enhancement project, the completion of the Sistrunk Infrastructure Project and Shoppes on Arts Avenue, which is home to Save-A-Lot, Family Dollar and Bank of America.

Midtown Summerfest on Historic Sistrunk

City of Fort Lauderdale, CRA

The American Tennis Association (ATA) brought its 95th Championships and Conference to the City of Fort Lauderdale. The ATA is the largest and oldest African American Tennis Association bringing

more than 3,000 visitors from around the nation. To welcome the ATA, Historic Sistrunk Boulevard geared up for the 1st Annual Midtown Summerfest. Jazz, blues, old school R&B and Neo-Soul took over the street. Just as the ATA commemorates its rich history, so does Historic Sistrunk Boulevard. Visit Sistrunk Boulevard and join the city, the Convention and Visitor's Bureau, the Midtown Collaborative to see what's going on, on Sistrunk.

BugFest-By-The-Sea

Town of Lauderdale-By-The-Sea

BugFest-By-The-Sea was a special event held for the first time in 2012 in Lauderdale-By-The-Sea to attract local and out-of-town divers to the community, which has a coral reef within 100 yards of the beach. Held during Florida's annual lobster mini-season, 100 divers took part in the inaugural event. The activities included a lobster cookout, lobster chef competition, reef clean-up under Anglin's Pier, a bug hunting contest, underwater photo contest and a beach dive on SS Copenhagen, a Florida archaeological preserve and wreck listed on the National Register of Historic Places.

The Hub

City of New Smyrna Beach

The Hub on Canal Street is both a service and retail establishment.

Roy F. Kenzie Award Entries

Established in 2012, it is actively engaged in the retail sale of artistic pieces, which include jewelry, fabric art, sculpture, pottery, paintings and other diverse works from a large roster of both established and emerging artists. The Hub offers a variety of services to the community, ranging from outreach art projects to dance classes for children in under-served areas in New Smyrna Beach and the surrounding areas. Events at the Hub include musical performances, lectures for senior citizens, workshops on a variety of topics, and artistic conferences.

Art Hall

Pompano Beach Community Redevelopment Agency

A cultural arts district is emerging in Old Pompano. The vision is clear. ArtHall, a venue and an event, is bringing that vision to life. This monthly happening, located at the Pompano Beach CRA Business Resource Center, showcases artists, musicians and area businesses, increasing traffic and community awareness to this redevelopment area. By creatively combining business and art, ArtHall attracts the right and left brain populations; engaging an eclectic mix of young families, business people, neighborhood residents and local artists resulting in a powerful synergy of heightened community involvement, creative new ideas and a

vibrant, revitalized cultural arts district.

East Village and Beach Grand Re-Opening

Pompano Beach Community Redevelopment Agency

The East Village and Beach Grand Re-Opening brought a new level of excitement and vibrancy to Pompano Beach's East Village and Beach areas, putting the city back on the map as a family fun destination. The event was the final culmination of the full redevelopment project that included \$13 million in public funds and leveraged \$2 million in private investment. The event was specifically designed so that attendees would walk the entire length of the project, accentuating key elements such as the interactive water feature, beautifully landscaped green space, the Great Lawn, outdoor workout facilities and the new Promenade.

MARKETING and COMMUNICATIONS

2012 Boynton Beach CRA Annual Report

Boynton Beach Community Redevelopment Agency

More than a financial report, the Boynton Beach CRA 2012 Annual Report is an informative and savvy marketing tool showcasing the exciting developments that have taken place in Boynton Beach this past year. This report fea-

tures the following: an overview of the CRA's financial statements; engaging collection of photos and descriptions, highlighting the CRA's extensive 2012 economic development activities; a cultural calendar featuring crowd-pleasing events; and references to CRA websites and social media outlets. The Boynton Beach CRA 2012 Annual Report is a shining example of the exciting initiatives to improve downtown Boynton Beach.

The Riverfront Shops of Daytona Beach

Daytona Beach Downtown Development Authority

A compelling and distinctive new brand identity and marketing program was required for the Daytona Beach DDA to increase public awareness and visitation to its historic downtown shopping, dining and entertainment district. Therefore, online statistical research was used to construct a comprehensive Strategic Marketing Plan, which has generated double and triple-digit increases in marketing impressions, web visitation and district awareness. Ostensively, the marketing program that was designed to brand "The Riverfront Shops of Daytona Beach" has increased guest traffic, and has been fully adopted, supported and embraced by the district's merchants, residents, businesses and government.

Roy F. Kenzie Award Entries

2011 – 2012 Annual Report Delray Beach Downtown Development Authority

Delray Beach's Downtown Development Authority produced 2011-12 Year in Review to benefit property owners and businesses. This innovative approach to demonstrating the results that were achieved from the constituents' investment in the downtown was conceived as Delray Beach's Downtown Report Card! It includes information from the three areas of involvement and focus of the DDA: marketing and promotion, placemaking and economic development. Activities and creative initiatives are provided within each area including activities geared to drive customers downtown. The 2011-12 Year in Review offers budget information and letters from staff and board members, designed in fun, easy-to-understand numbers!

CRA Local Impact Gainesville Community Redevelopment Agency

Gainesville CRA staff has always prioritized creating, sustaining and generating opportunities for local, small and diverse businesses. Seeking to be more proactive in these efforts, staff began asking questions such as "what does the CRA really 'buy,'" "who are our vendors" and "how many of those vendors are small, local and diverse?" To answer these questions, staff looked at the

raw data for a single fiscal year, built queries, gathered data, set parameters and analyzed results. Staff will share lessons learned from this exercise, results from the first local impact initiative and the goals for future fiscal years.

Small Business Development Guide

Lakeland Community Redevelopment Agency

Through the Lakeland CRA's work in Dixieland, staff was able to realize that small businesses, in particular, could benefit from a comprehensive package of business and real estate services. The Small Business Development Guide provides an overview of the review and approval process, points out many of the development issues that may come up in the course of locating and developing the appropriate space for a business, as well as provides an overview of available incentives. The Lakeland CRA has developed a valuable partnership with the Small Business Development Center at the Central Florida Development Council, to jointly market and deliver our services.

Branding Downtown Oakland Park

City of Oakland Park, CRA

The downtown Oakland Park marketing campaign was developed to effectively implement the strategies identified in the marketing

plan; most importantly, to attract new businesses. It was critical that the identification of a theme be authentic and that the approach for marketing the message be believable and engaging. This goal was achieved by researching and identifying an underlying industry cluster already present, although scattered, within the city. The result of this approach was the creation of the Downtown Oakland Park Culinary Arts District – The Tasteful Destination – where we "savor ideas, make sweet plans and help businesses spice up their bottom line."

Historic St. Andrews Walking Tour Guide Materials

Panama City Community Redevelopment Agency, St. Andrews CRA District

The Historic St. Andrews Waterfront Partnership and the Panama City CRA - St. Andrews CRA District, formally cooperated to create a historic walking tour highlighting the historical and cultural treasures of Historic St. Andrews. The project includes a 20 page tour guidebook for visitors, a docent manual to teach volunteers how to give the tour, a key flip notebook for the tour guide, and audio files in MP3 format for people who want to take the tour by themselves using a MP3 device or smart phone. The tour is advertised on www.historicstandrews.com.

Roy F. Kenzie Award Entries

Riviera Beach CRA 2012 Annual Report

Riviera Beach Community Redevelopment Agency

The Riviera Beach Community Redevelopment Agency commissioned its 2012 Annual report to satisfy state requirements and provide a sophisticated marketing tool to eliminate the perception of an agency "stuck in the planning mode." The document provides a concise, engaging and beautiful accounting of the agency's annual activities for 2012 using the theme: "Under Construction." This document creatively accounts the agency's transition from planning to implementation over the course of a year. Residents and key partners are now empowered to serve as brand ambassadors and tell the agency's story of construction and implementation with this document in hand.

OUT OF THE BOX

Breeze into Boynton Marketing Campaign **Boynton Beach Community Redevelopment Agency**

Originally launched in 2012, the 2013 "Breeze into Boynton" marketing campaign reinforces the city's new brand and continues to increase public awareness of Boynton Beach as a destination, showcasing the many businesses, activities and natural resources the downtown area has to offer.

Elements of the campaign include: focusing on the Boynton Harbor Marina, the city's natural "gem," located in the heart of the downtown district; extensive advertising using print and digital ads, cable television, Palm Tran buses, digital displays at airport luggage area, digital billboards on I-95, and social media; cooperative advertising program and educational seminars for local merchants; inclusion of new CRA website address, CatchBoynton.com, and WEB APP, Catch Boynton, to coincide with new brand. The community is benefitting from this successful campaign, attracting new residents and businesses to Boynton Beach every day.

Delray's Fabulous Fashion Show

Delray Beach Downtown Development Authority

Delray Beach's Downtown Development Authority produced Delray's Fabulous Fashion Show to benefit retail merchants within the DDA district. This innovative approach to showcasing the variety, quality and amount of fashion businesses resulted in increased exposure and sales to the businesses. Delray's Fabulous Fashion Show was an evening show that involved more than 50 businesses, showing 120 different fashions. Each store provided the outfits; models volunteered their time; and the DDA supported

through funding, logistics and advertising. This program shows an innovative way to promote the unique businesses through a high-energy community event that was very effective in changing the public's perception.

Esther Street Beachfront Park **City of New Smyrna Beach**

More 2,000 feet of North Atlantic Avenue has often been subject to flooding, and in this area there was a need for off-beach parking as well as additional parking for special events on nearby Flagler Avenue. In 2004, the hurricanes damaged the seawall on a vacant 1.25-acre beachfront property at Esther and North Atlantic. In 2007, the CRA purchased this property and a new park with 45 parking spaces and an oversized water retention pond and pump station were constructed. Flooding on North Atlantic has been eliminated, and the new parking spaces and park are well appreciated.

Downtown Outdoor Seating Program

City of Stuart, Community Redevelopment Agency

The City of Stuart CRA, with the collaboration of Stuart Main Street and Downtown Business Association, established a pilot program to allow for additional outdoor dining opportunities that would utilize parking spaces as an outdoor deck for the diners.

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This program was spearheaded by Stuart Main Street. The CRA worked directly with the organization to develop an implementation plan. The primary objective of the program was to provide further opportunities to restaurants to enhance their financial bottom line, and become a draw to the downtown. This project won the 2012 Florida Main Street Award for Economic Restructuring Project.

Westgate Greenmarket Express

Westgate/Belvedere Homes Community Redevelopment Agency

To remedy the "Food Desert" designation, in 2012 the Westgate/Belvedere Homes CRA launched the Westgate Greenmarket Express, the nation's only open-air, truly "green" mobile greenmarket offering local fresh-from-the-farm vegetables and fruits virtually door-to-door at wholesale prices. The whimsical salsa music rockin' customized GEM® car encourages the low-income community to eat healthy, nutritious food weekly. It also allows qualified residents to pay with food stamps and provides both a bi-lingual manager and registered dietitian to provide nutrition information, healthful-eating advice, and recipes in a newsletter to patrons. This transferrable, back-to-the-basics concept is raising the quality of life in Westgate.

OUTSTANDING AFFORDABLE HOUSING PROJECT

Ocean Breeze West Boynton Beach Community Redevelopment Agency

The Ocean Breeze East development is the first new subdivision in the Heart of Boynton neighborhood in more than thirty years. The site was a former Section 8 multi-family development that was destroyed by the 2006 hurricanes. The CRA purchased the property in 2007 and re-platted the land into 21 single-family lots in keeping with the desire of the community. The CRA used \$400,000 of Neighborhood Stabilization Funding to install the underground utilities and streets. In partnership with Habitat for Humanity and the neighborhood CDC, 21 new homes are in the process of construction and have been sold to low-to-moderate income families stabilizing the community.

Pat Collado's Real Estate Office City of New Smyrna Beach

Flagler Avenue is in the historic, beachside commercial area in New Smyrna Beach. For many years, there was a small, historic building on the northeast corner of Flagler and Cooper. The building had been used as a variety of commercial stores but was vacant and unsightly for more than a decade. The adjacent property

owner purchased the property and built a new, attractive real estate office building that is actually constructed around the historic structure, with beautiful landscaping to complement the building. The building design is in compliance with the Flagler Avenue design guidelines.

Westgate Infill and NSP2 Affordable Housing Westgate/Belvedere Homes Community Redevelopment Agency

The housing stock in the Westgate area has experienced deterioration causing blight. Many homes were extensively damaged or destroyed during the 2004-2005 hurricanes or were neglected as a result of the foreclosure crisis. The Westgate/Belvedere Homes CRA competitively applied for and was awarded \$4.91 million from the Development of Regional Impact #3 and Neighborhood Stabilization Program 2 Residential Rehabilitation Grant programs to acquire, rehabilitate/reconstruct, and sell the 26 properties to eligible very low to middle income households. This investment in the long run will increase the tax base, create jobs, prevent crime by reducing the number of vacant properties, and improve the quality of life in the area.

Roy F. Kenzie Award Entries

OUTSTANDING NEW BUILDING PROJECT

Shoppes on Arts Avenue **City of Fort Lauderdale, CRA**

This project is one many thought they would never see. It has been prayed about, cried over, debated, planned, hoped for, wished for and dreamed about. Today, dreams have come true. With this project, the northwest area of the City of Fort Lauderdale is no longer a food desert. This project means that many residents don't have to take two or three buses for good, healthy food choices. This project is a truth realized a truth that every community has the right to be a place where residents want to live, work, play and "shop and bank."

OUTSTANDING REHABILITATION, RENOVATION OR REUSE PROJECT

Apopka Small Business Incubator **City of Apopka, CRA/ Littlejohn Engineering Associates**

On April 30, 2012, Apopka opened an 8,800-square-foot small business incubator in a previously vacant Barnhill's Restaurant in the heart of the downtown Apopka Community Redevelopment Area. The incubator includes flexible spacious office space, a 40-seat state-of-the-art training

room with a large computerized presentation board, boardroom, mini-conference rooms, a café and networking areas, Internet connectivity, a reception area, and office equipment. The incubator currently has five on-site tenant companies with room for eight more tenant companies. The incubator is part of the successful University of Central Florida's Business Incubation Program and has sparked job creation and business activity within the Apopka CRA.

Ocean Avenue Amphitheater Reconstruction Project **Boynton Beach Community Redevelopment Agency**

The goal of the Ocean Avenue Amphitheater Reconstruction project was to create an attractive, exciting and functional venue to host the CRA's special events within the heart of the downtown core. The project was designed with sustainability in mind. By utilizing the existing footprint, exterior walls and attached public restroom facility of a pre-existing structure the cost of demolition and of building new restrooms was reduced. The Ocean Avenue Amphitheater Reconstruction project added a new 1,200 sq. ft. open air stage, canopy, theater and site lighting, the first in the city. This project took a dark, vacant and underutilized public space on the main street of

the CRA District and created a new venue for cultural activities, community events, public art, live music events and festivals.

Deerfield Beach International Fishing Pier Entrance Buildings

Deerfield Beach Community Redevelopment Agency

Located directly on award-winning Deerfield Beach, the \$4.5 million Deerfield Beach International Fishing Pier Entrance Building's reuse project brought new life to the community's most defining feature — the Pier. The stunning transformation completes the redevelopment of the Deerfield Beach Ocean Way Boardwalk and has set the benchmark for environmental sensitivity and community sustainability by achieving LEED Silver Certification. Extensive community input guided its design and created a unique "Deerfield Beach" architectural style. The facility's physical beauty is matched by its positive economic impact and a renewed sense of pride throughout the Deerfield Beach community.

Fort Myers City Center 41 **Fort Myers Community Redevelopment Agency**

City Center 41, a 40,000-square foot formerly vacant shopping center, became the pilot project showcasing one of the Cleveland Avenue Redevelopment Plan

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goals to create a landscape buffer between the 45 mile per hour traffic lanes and the pedestrian and bike paths along U.S. 41 (Cleveland Avenue). This project transformed the community's negative outlook of Cleveland Avenue by turning a vision into a reality. Along the way, lessons learned from working with the property owner resulted in a streamlined CRA Landscape/Façade Matching Grant Program, and the creation of more than 50 new, permanent jobs.

Gainesville Depot **Gainesville Community** **Redevelopment Agency**

The Depot Building is the product of highly coordinated efforts among the city, state and local entities to rehabilitate a historic structure with pointed goals: reuse, preservation, sustainability and functionality. Originally constructed in 1860, the depot spurred growth in Gainesville. Rehabilitation and adaptive reuse will allow a structure that was an economic driver in downtown Gainesville to regain its presence as a place of business and serve as a gateway between downtown Gainesville's southern edge and Depot Park. In 2012, the City of Gainesville Community Redevelopment Agency completed rehabilitation of the building and its surrounding context area.

Historic Firehouse #2 **City of Miami – Omni** **Community Redevelopment** **Agency**

Fire Station No. 2 (FH2) is a two-story structure executed in the Mediterranean revival style. The building is a masonry structure completed according to plans provided by the architect August C. Geiger. The FH2 was constructed in 1926 and is located at the northeast corner of North Miami Avenue and Northwest 14 Street. In 2010, the Omni CRA administration started to renovate and provide further rejuvenation in this area. As one of the city's most historic structures and unique and pivotal buildings, the FH2 was the ideal rehab project for the Omni CRA. Its completion in October 2012 has been a significant catalyst for new development and an upswing of entertainment and media businesses.

Opportunity Site Grant **Program** **City of New Smyrna Beach**

In 2010, the New Smyrna City Commission approved a CRA Master Plan Update, which includes a reference to certain "opportunity sites" for redevelopment. The CRA developed a program to incentivize these and new sites to be added to encourage redevelopment, and the City Commission approved the program on August 23, 2011. To date, there have been

five grants awarded, the first two for the renovation of large, long-time vacant buildings in disrepair on the primary downtown commercial street. Those buildings are now open and attractive with commercial tenants. These large-scale renovations comply with the Canal Street Historic District design guidelines.

Public Plaza/Warehouse **Reuse & Rehabilitation** **City of Oakland Park, CRA**

The 38th Street Public Plaza, Funky Buddha Brewery, and façade improvements on the warehouse named Oakland Station were three projects directed by the Oakland Park Community Redevelopment Agency. An easement was granted to the city for a public plaza with funding from Broward County. As a CRA that does not receive increment financing, the timely funding approval and lease signing of South Florida's largest craft brewery was no small feat. Careful coordination, timing and cooperation from all parties led to the successful completion of all three projects within weeks of each other and created an economic anchor of a former desolate warehouse.

City of Oldsmar Bank Building **City of Oldsmar**

The Oldsmar Bank Building was built in 1918, restored in 1991, and renovated commencing in 2011.

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The building was designed in the "Old Florida" style of white glazed brick exterior with a terra cotta tiled roof. The façade is accented with columns that extend above the roof line with architectural accents. The renovation maintained the historic characteristics of this significant building within the CRA for the city's first LEED-certified building. City Council chambers are located on the 2nd floor. The Upper Tampa Bay Chamber of Commerce, Oldsmar Historical Society and an office for the Pinellas County Sheriff occupy the first floor.

Harbor Village Façade and Arcade Improvements **Pompano Beach Community Redevelopment Agency**

The Pompano Beach Community Redevelopment Agency facilitated the Harbor Village Façade & Arcade Improvements that have transformed a tired-looking plaza to an asset in the community again. CRA staff worked with nine different private property owners who own parcels adjacent to the city parking lot that was undergoing renovations by the CRA. It was imperative to maximize the visual impact with renovations to the adjacent buildings. The design was able to capture the individuality of each building, while creating a cohesive design theme that has resulted in new businesses and

increased pedestrian traffic to the properties.

PLANNING STUDIES

East Gateway District Vision Plan

Clearwater Community Redevelopment Agency

The East Gateway District Vision Plan is a neighborhood planning study that addressed three main areas: a Neighborhood Market/Economic Analysis that defined the economic base for market-supportable revitalization efforts; community outreach and stakeholder involvement culminating in a design charrette; and a concept plan and policy framework that identified implementation actions and tools that help achieve the vision over a 20-year horizon. Since the Clearwater CRA's approval of this planning study in May 2012, the community continues to be engaged in its implementation. The best impact has been the awareness that this project created and the community's increased support since then.

E-Zone Master Plan

City of Daytona Beach, CRA

In the first several decades of the twentieth century, Daytona Beach was known as the "World's Most Famous Beach," America's destination for family fun. But like many tourist communities on Florida's coast, the city lost its shine. Bike-

week and spring break dominated. The 2004 hurricanes and Great Recession destroyed dreams. The largest development in East Central Florida was underwater. The dream team arrives. Their "Breaking Convention" e-zone master plan offers walkable destinations from ocean to river, and an entertainment district embraced by stakeholders and investors. A national restaurant's flagship and two major hotel projects are just the beginning. The Beach is back!

CRA Redevelopment Plan **City of New Port Richey**

A major update since the 2001 version, the New Port Richey Community Redevelopment Agency Redevelopment Plan is a comprehensive "vision" for redevelopment. With nearly coterminous city and CRA boundaries, this action-oriented document affects all of its four square miles. This 2012 adaptation recognizes the fiscal realities that have altered the redevelopment environment over the last 13 years. The plan offers innovative residential and commercial redevelopment programs to stimulate private investment that can be implemented by other similar communities. Key strategies for success are detailed for six pivotal properties. The plan emphasizes partnerships with outside agencies and reevaluating city resources.

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Panama City Marina Master Plan Update

Panama City Community Redevelopment Agency – Downtown CRA District

The Panama City CRA-Downtown District revisited and improved upon the Panama City Downtown Marina Master Plan. The Marina Master Plan Update was developed to incorporate newer elements for green space and economic development to the master plan to better utilize the waterfront resources for public access and recreation in Downtown Panama City. The Marina Master Plan Update now provides a strategy to find the resources to implement the marina redevelopment. It now serves as a blue print for making strategic choices that brings this plan off the “drawing board” and into reality within the next five years.

Pine Hills Economic Development and Market Analysis

Pine Hills Neighborhood Improvement District/Real Estate Research Consultants, Inc., a GAI Company

The Pine Hills Economic Development and Marketing Analysis provides a plan for commercial redevelopment in Pine Hills, an unincorporated neighborhood in Orange County. An initiative to revitalize the community’s commercial corridors led the Board of

County Commissioners to commission the Pine Hills Task Force. A consultant, being guided by the Pine Hills Task Force, developed a marketing campaign and conducted community outreach. The resulting plan sets forth a vision for the Pine Hills community, provides voice to its residents and business owners, and lays out specific recommendations that will lead to the redevelopment of Pine Hills.

Riviera Beach Marina District Master Plan

Riviera Beach Community Redevelopment Agency

Riviera Beach’s Marina District Conceptual Master Plan has provided the necessary framework to transform the city’s Marina District into a truly unique, authentic and enduring place. The plan was developed through a public-private partnership among the city, CRA and private development partner Viking Developers, LLC. Created utilizing various participatory processes, the plan’s developers actively engaged residents, elected officials, community leaders, and regional stakeholders. The development program and strategies were specifically designed to leverage Riviera Beach’s strengths to create a transformative, exciting, and sustainable plan, designed to catalyze redevelopment of the city’s Marina District and increase growth opportunities throughout the city.

Drew Park Streetscape and Beautification Master Plan **City of Tampa – Drew Park CRA**

The Drew Park CRA Streetscape and Beautification Master Plan is a long-range, comprehensive guide for public improvements designed to create a sense of place and identity for the Drew Park CRA community. The plan’s walkability element, sustainable landscaping, swale strategies, public art, gateway features, linear and community park system, and links to transit and bicycle trails, redefines Drew Park as a progressive, mixed-use community that embraces its current light industrial character. Plan elements also promote Drew Park’s rich and unique history. The master plan provides a roadmap for a positive future, and positions the area for quality redevelopment.

TRANSPORTATION/ TRANSIT ENHANCEMENT

Edison Mall Transfer Station **Fort Myers Community Redevelopment Agency/ LeeTran**

The Edison Mall Transfer Station is a \$2-million public transit transfer station that serves nearly 250,000 passengers a year. The facility is located on mall property owned by the Simon Property Group, and it contains eight bus bays, restrooms, Wi-Fi, route

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map and information center and covered seating areas. The project was a collaborative effort among the Florida Department of Transportation, Lee County Transit, the Fort Myers Community Redevelopment Agency and one of the largest mall developers in the country, the Simon Property Group.

Lynn Haven CRA Bus Stop Updates

City of Lynn Haven

In 2011, the Lynn Haven CRA started the process of updating Baytown Trolley stops that are located within the CRA area in Lynn Haven. As of today, two bus stop updates have been completed and two more are currently under construction/planning. The project focuses on quality design, ADA accessibility, public safety, user friendliness, and self sufficiency. The selected design features

Mediterranean style architectural details, which complement the CRA Architectural Design Guidelines. Each bus stop was designed to meet or exceed ADA standards, which includes not only barrier-free access to the bus, but also sufficient shelter space for bus users who depend on wheelchairs. The bus stop design includes a fully independent and maintenance free solar-powered lighting system, which allows for maximum shelter visibility 24 hours a day.

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W When you look at a city, it's like reading the hopes, aspirations and pride of everyone who built it. – *Hugh Newell Jacobsen*

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