

# City of Edgewater

## Community Redevelopment Agency

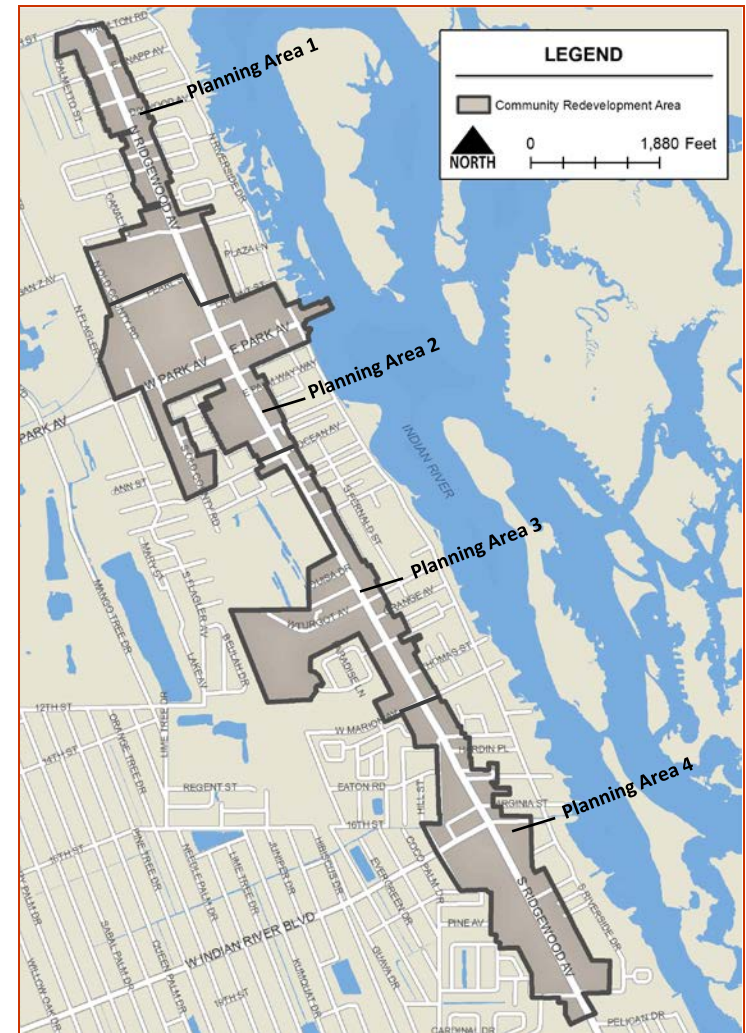
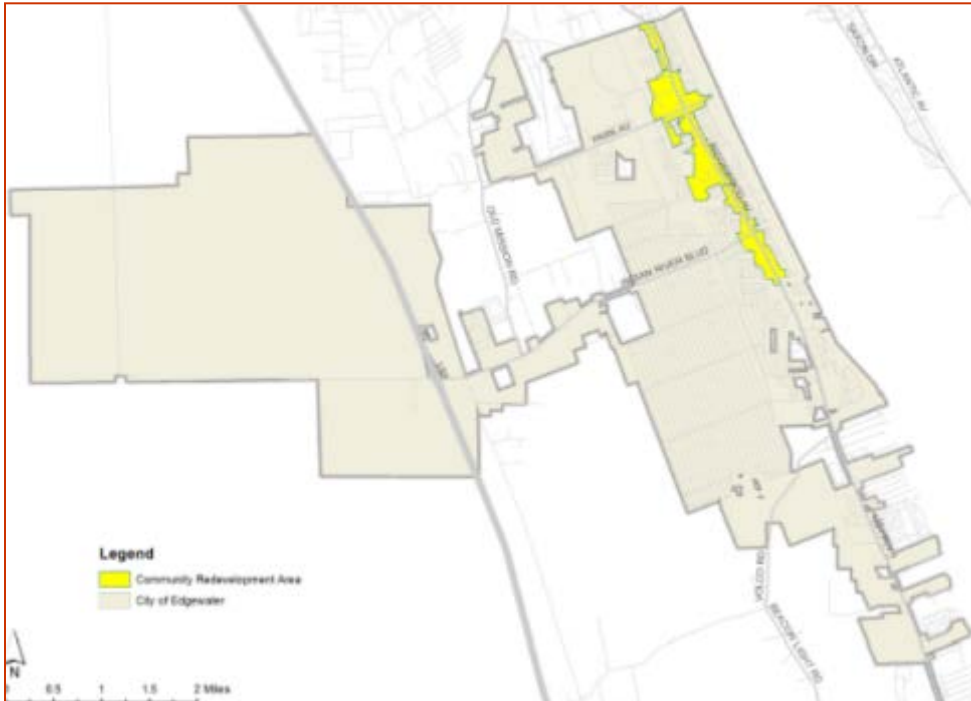
### Annual Report FY 2018



# Redevelopment Area Boundaries



- 400 acres
- 2.8 % of total City area
- Focus Ridgewood Avenue (US-1)



# Process



- May 5, 2014 Resolution 2014-R-08 Finding of Necessity
- November 20, 2014 Volusia County Council Resolution 2014-159
- January 14, 2015 Planning & Zoning Board Community Redevelopment Plan consistent with Comprehensive Plan.
- March 2, 2015 Resolution 2015-R-08 Create CRA (Agency)
- March 2, 2015 Resolution 2015-R-09 Appoint Governing Body
- March 2, 2015 Resolution 2015-R-10 Adopting CRA Plan
- March 2, 2015 Ordinance 2015-O-04 Establish CRA Trust Fund (First Reading)



# Governing Board

## City Council



### **Governing Board Members:**

Michael Thomas, Chair

Gary Conroy

Megan O'Keefe

Christine Power

District 2 Seat Vacant

Contact: Samantha Bergeron

Director Parks & Recreation

Economic Development / Redevelopment Coordinator

City of Edgewater

104 N. Riverside Drive, Edgewater, FL 32132

Phone: 386-424-2400 ext. 7201

Fax: 386-424-2469

E-Mail: [sbergeron@cityofedgewater.org](mailto:sbergeron@cityofedgewater.org)

URL: [www.edgewatercra.org](http://www.edgewatercra.org)

# Primary Objectives



## Primary Objectives:

1. **Road Network Infrastructure**
2. **Road Network Connectivity**
3. **Stormwater Management**
4. **Utilities**
5. **Parks and Open Spaces**
6. **Beautification**
7. **Infill Development** (When Feasible Land Acquisition of Critical Properties to Facilitate Development)
8. **Historic Preservation** (When Feasible Creation of Direct Plan for Purchasing Specific Buildings)
9. **Funding**

# Primary Objectives



## Community Objectives:

- 1. Code Enforcement and Maintenance**
  - a. Encourage Neighborhood and Business Stabilization
  - b. Special Maintenance Standards
- 2. Business Support**
  - a. Create Façade Grant Program
  - b. Target Strategic Development Projects
  - c. Job Support Programs
  - d. Purchase Required Land for Parking Lots in Coordination with Developing Public Spaces, New Developments

# CRA Plan – Area 1

(North Limit to Lamont Street)



## Key Capital Projects Include:

- Enhanced Pedestrian Crosswalks
- Enhanced Transit Stops
- Improved Utilities
- Stormwater Management Strategy & Improvements
- Pedestrian Lighting, Traffic Lights & Signage
- Wayfinding Signage
- Downtown Edgewater Redevelopment Concept



## Blight Factors





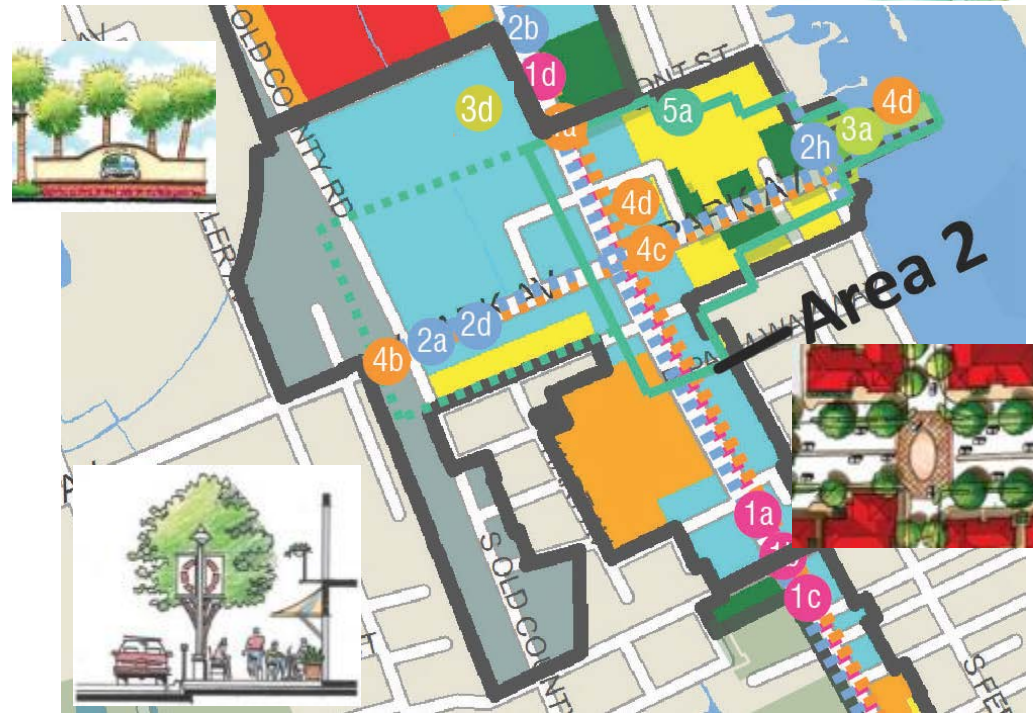
# CRA Plan– Area 2

## (Lamont Street to Ocean Avenue)



### Key Capital Projects Include:

- Park Avenue Enhancement Plan (Network Connectivity, Median Landscaping, Intersection & Public Realm Improvements, Joint Storm Water, Property Assemblage)
- Enhanced Pedestrian Crosswalks
- Extend East Central Florida Regional Rail Trail to the Indian River
- Riverwalk Improvements
- George R. Kennedy Memorial Park Improvements
- Park Ave – (Cross Section Improvements, Landscape, Signage, & Design Standards)
- Gateway (Destinations & Public Facilities)
- Wayfinding Signage
- Downtown Edgewater Redevelopment Concept



### Blight Factors





# CRA Plan– Area 3

## (Ocean Avenue to Marion Avenue)



### Key Capital Projects Include:

- Enhanced Pedestrian Crosswalks (Including Ridgewood Avenue)
- Enhanced Transit Stops
- Improve Utilities (Including Ridgewood)
- Ridgewood Avenue – Future Phase (Pedestrian Lighting, Traffic Lights, Signage)
- Wayfinding Signage



### Blight Factors



# CRA Plan – Area 4

## (Marion Avenue South)



### Key Capital Projects Include:

- Enhanced Pedestrian Crosswalks (Including Ridgewood Avenue)
- Enhanced Transit Stops
- Improve Utilities (Including Ridgewood)
- Ridgewood Avenue – Future Phase (Pedestrian Lighting, Traffic Lights, Signage)
- Wayfinding Signage



### Blight Factors



# Financial Statement



	FY 2018	FY 2017	FY 2016	FY 2015	FY 2014
<b>Revenues: (TIF)</b>	\$112,081	\$41,146	\$9,398	\$0	\$0
Investment Earnings	<u>\$187</u>	<u>\$50</u>			
Total Revenues	<u>\$112,268</u>	<u>\$41,196</u>	<u>\$9,398</u>	<u>\$0</u>	<u>\$0</u>
<b>Expenditures</b>					
Community Development	\$306	\$175			
Capital Outlay	<u>\$2,500</u>	<u>\$6,900</u>			
Total Expenditures	<u>\$2,806</u>	<u>\$7,075</u>			
Net Change in Fund Balances	\$109,462	\$34,121			
Beginning Fund Balance	<u>\$43,519</u>	<u>\$9,398</u>			
Ending Fund Balances	<u>\$152,981</u>	<u>\$43,519</u>			
Number of Personnel	0	0	0	0	0
Debt	\$0	\$0	\$0	\$0	\$0
Focus: Land Acquisition, Wayfinding Signs, Capital Projects to encourage redevelopment, access and infrastructure					Base Year



# 2018 Expense Detail



	FY 2018
<b><u>2018 Expenses Detail</u></b>	
DEO Special District Report & Fee	\$175
Legal Advertisement	\$131
Property Survey	<u>\$2,500</u>
Total Expenses	<b>\$2,806</b>
Focus: Land Acquisition, Wayfinding Signs, Capital Projects to encourage redevelopment, access and infrastructure	

