

Imagine a city where every neighborhood is a vibrant, thriving place to *live, work and play*



HOW #REDEVELOPMENT WORKS

Since 1984, the CRA has managed redevelopment trusts to revitalize blighted areas in the City of Fort Myers.

This reinvestment can take the form of public infrastructure, residential and commercial grant programs, public arts, affordable housing development, safety initiatives and historic preservation.



affordable housing development



historic preservation



placemaking initiatives



public infrastructure



residential & commercial façade improvements



safety initiatives



and more

FY 2024 **IMPACT**

48

HOMES PAINTED

\$1.9M+

COMMERCIAL PROPERTY IMPROVEMENT GRANTS

\$318K+

CODE VIOLATIONS MITIGATED

SPOTLIGHT ON **AFFORDABLE HOUSING**

One of the most impactful ways the Fort Myers CRA reinvestments work is by supporting **affordable housing** initiatives that provide **safe, high-quality homes for individuals and families.**

\$17.5M

FORT MYERS CRA REINVESTMENTS IN AFFORDABLE AND WORKFORCE HOUSING



221

COMPLETED AND OCCUPIED

440

APPROVED AND FORTHCOMING

661

TOTAL IMPACT

INITIATIVE

CRA REINVESTMENT DETAILS



Royal Palm Gardens Apartments

80 units

\$800,000 (*15-year increment rebate)



St. Peter Claver Place Phase I & II

214 units

\$7.1M (*increment rebate)



White Coral Homeownership Project

26 homes

\$700K CRA Reinvestment to date



The Bloom

336 units

\$8.2M (*increment rebate)



Congress Street

5 units

\$707,750K CRA Reinvestment

*increment rebates are paid over multiple years after the project is complete and on the tax roll

UPDATED 00/00/2025



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CRA PROJECTS STATUS REPORT

“COMMON GROUND” POCKET PARK

Transforming a vacant lot into the city's first pocket park, offering a respite and community gathering space in Downtown Fort Myers.



PROGRESS



WHITE CORAL HOMEOWNERSHIP

Providing 26 single-family homes offering affordable homeownership opportunities for income-qualified families earning 30 to 80 percent of the Fort Myers Area Median Income (AMI).



PROGRESS



GATEWAY GARDENS

Creating a welcoming gateway feature serving as an entry point into the Downtown redevelopment area.



PROGRESS



SPOTLIGHT ON CRA INITIATIVES AND REDEVELOPMENT AREAS



Cleveland Avenue

Total Acreage: +/- 614
Area Established: 1998
Most Recent Plan Update: In progress
Sunset Date: April 2040



Dr. MLK

Total Acreage: +/- 2749
Area Established: 2007
Most Recent Plan Update: In progress
Sunset Date: January 2044



Downtown

Total Acreage: +/- 1045
Area Established: 1984
Most Recent Plan Update: 2025
Sunset Date: November 2044



East Fort Myers

Total Acreage: +/- 1036
Area Established: 2024
Most Recent Plan Update: Dec. 2024
Sunset Date: September 2050



Safety Initiatives

\$350K Downtown Security Camera Purchase & Installation
\$349.5K Meridian Mobile Vehicle Barriers
\$35K FMPD Kubota
\$35K FMPD Kubota



Historic Preservation

\$10M First Street Streetscape
\$500K Collaboratory
\$3M McCollum Hall
Downtown Historic designation (National & Local)



Beautification

\$1.25M Corridor Medians (Cleveland, Dr. MLK)
\$200K First Street Planter Program
\$150K Streetscape Enhancement Virginia Ave.



Infrastructure & Equipment

\$1.3M Stormwater Mitigation Pond
\$280K Streetsweeper
\$102K Landscaping Truck
\$86K Serviceworker Truck
\$100K Serviceworker Kubotas (3)



Parks

\$500K Centennial Park Enhancements
\$500K Common Ground Pocket Park
\$363K Gateway Gardens
\$250K Dr. Ella Piper Way Passive Park



Public Art

\$10K Buck's Backyard Murals
\$30K Downtown River Basin Open Museum
\$115K "Journey of Hope" Sculpture



Grants

\$238K Residential Paint Program
\$1.9M Commercial Property Improvement Program
NEW PROGRAM Residential Property Improvement Program

