

THE FLORIDA
REDEVELOPMENT
ASSOCIATION

2025
FRA ANNUAL CONFERENCE

October 14-17, 2025
Hilton West Palm Beach

#FRA2025

Thank you to our Platinum Sponsors for supporting FRA!

BURKHARDT
CONSTRUCTION, INC.

Inspire
PLACEMAKING COLLECTIVE



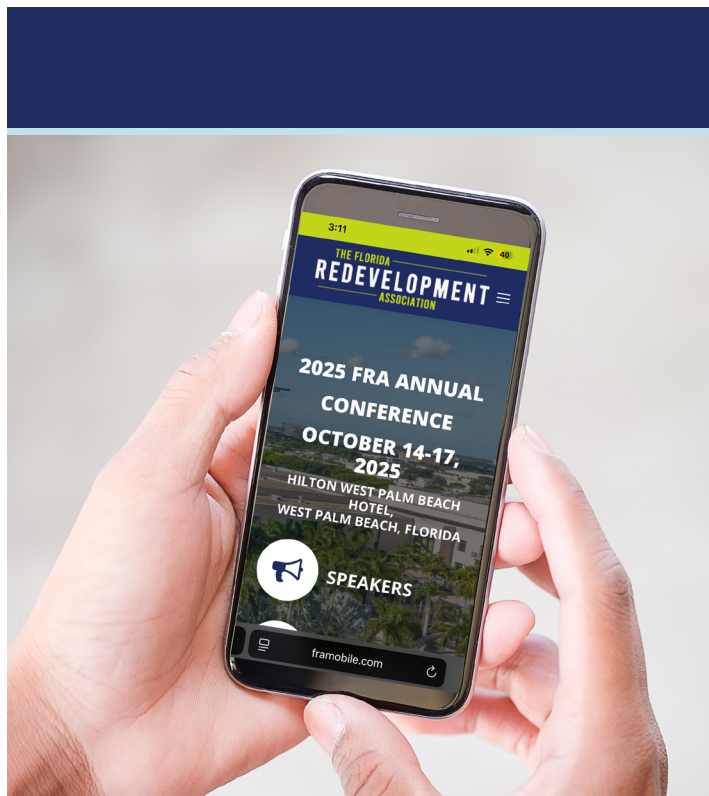
REINVENTING YOUR CITY

Wi-Fi

Connect to: FRA 2025 Network
Access Code: FRA2025!

#FRA2025 • 1

GO MOBILE INFORMATION AND CONTINUING EDUCATION



GO MOBILE!



The FRA Annual Conference schedule, speakers, and exclusive content are at **FRAmobile.com**



American Institute of Certified Planners

AICP members can earn Certification Maintenance (CM) credits for many activities at this event. More information about AICP's CM program can be found at planning.org/cm.



INTERNATIONAL
ECONOMIC DEVELOPMENT
COUNCIL

International Economic Development Council (IEDC)

This event is recognized by the IEDC as a professional development event that counts toward the recertification of Certified Economic Developers (CEcD).



Florida Bar (Ref #2309333N)

This event has been accredited for the following by the Florida Bar:

- **CLE Credits:**
General; Ethics
- **Certification Credit:**
Condominium and Planner Development Law; City, County and Local Government Law; State and Federal Government and Administrative Practice; Real Estate

LETTER FROM THE PRESIDENT



**Renée A. Jadusingh, Esq.,
FRA-RA**
2025-2026 FRA President

Greetings Conference Attendees,

Welcome to West Palm Beach and the 2025 Florida Redevelopment Association's Annual Conference!

On behalf of the Florida Redevelopment Association, it is our distinct pleasure to welcome you to the 2025 Annual Conference in beautiful West Palm Beach. We are thrilled to gather with passionate professionals, visionary leaders, and dedicated community advocates who share a commitment to strengthening Florida's neighborhoods through innovative redevelopment. My hope is that this conference will be a catalyst for bold thinking and transformative action as we gather to learn new strategies from each other, celebrate successes, and share lessons learned from the eventful year that we faced.

Serving as President of FRA over the past year has been a great honor. I am deeply grateful for the opportunity to represent this incredible organization and to witness firsthand the impact of our collective efforts throughout the State of Florida. This year, especially, I did my very best to be a strong advocate for Community Redevelopment Agencies statewide. We are transforming our communities one project at a time.

Community redevelopment can take on many different shapes and forms and it is important for us to all come together to interact with each other. Whether you're a seasoned practitioner or attending for the first time, we invite you to take full advantage of the rich learning opportunities, dynamic panels, hands-on workshops, and inspiring mobile tours designed to spark ideas and foster meaningful connections.

Also, I want to extend our deepest gratitude to our speakers, sponsors, exhibitors, and the conference planning committee for their efforts in making this year's Annual Conference possible. Your presence here underscores the power of partnership and the shared belief that redevelopment truly transforms lives. Special thank you to the Florida League of Cities for continuously providing support and assistance to the FRA. I am deeply appreciative to Jeff Blomeley and Merrily Bennett, whose guidance has helped us have another successful year.

Embrace the connections we will build, the strategies we will explore, and the inspiration we will carry home. Let's make the most of our time together and go back to our communities ready to work!

Warmest regards,

A handwritten signature in black ink, reading "Renée A. Jadusingh". The signature is fluid and elegant, with a long horizontal flourish extending to the right.

Renée A. Jadusingh, Esq., FRA-RA
President, Florida Redevelopment Association

Thank you to the following individuals and their organizations for helping make this conference possible!

Chair: Michele Hylton-Terry, City of Fort Myers, CRA

Committee:

Laura Canary, St. Pete Beach

Beneshea Frazier, Central Florida Regional
Planning Council

Natalie Frazier, GAI Consultants

Kimberly Glas-Castro, Village of Palm Springs

Jade Greene, City of West Palm Beach, CRA

Katrina House, City of Tampa, CRA

Renée Jadusingh, City of Delray Beach, CRA

Marc Kleisley, Burkhardt Construction

Ansley Lacy, City of West Palm Beach, CRA

Denise Pennell, City of Westgate, CRA

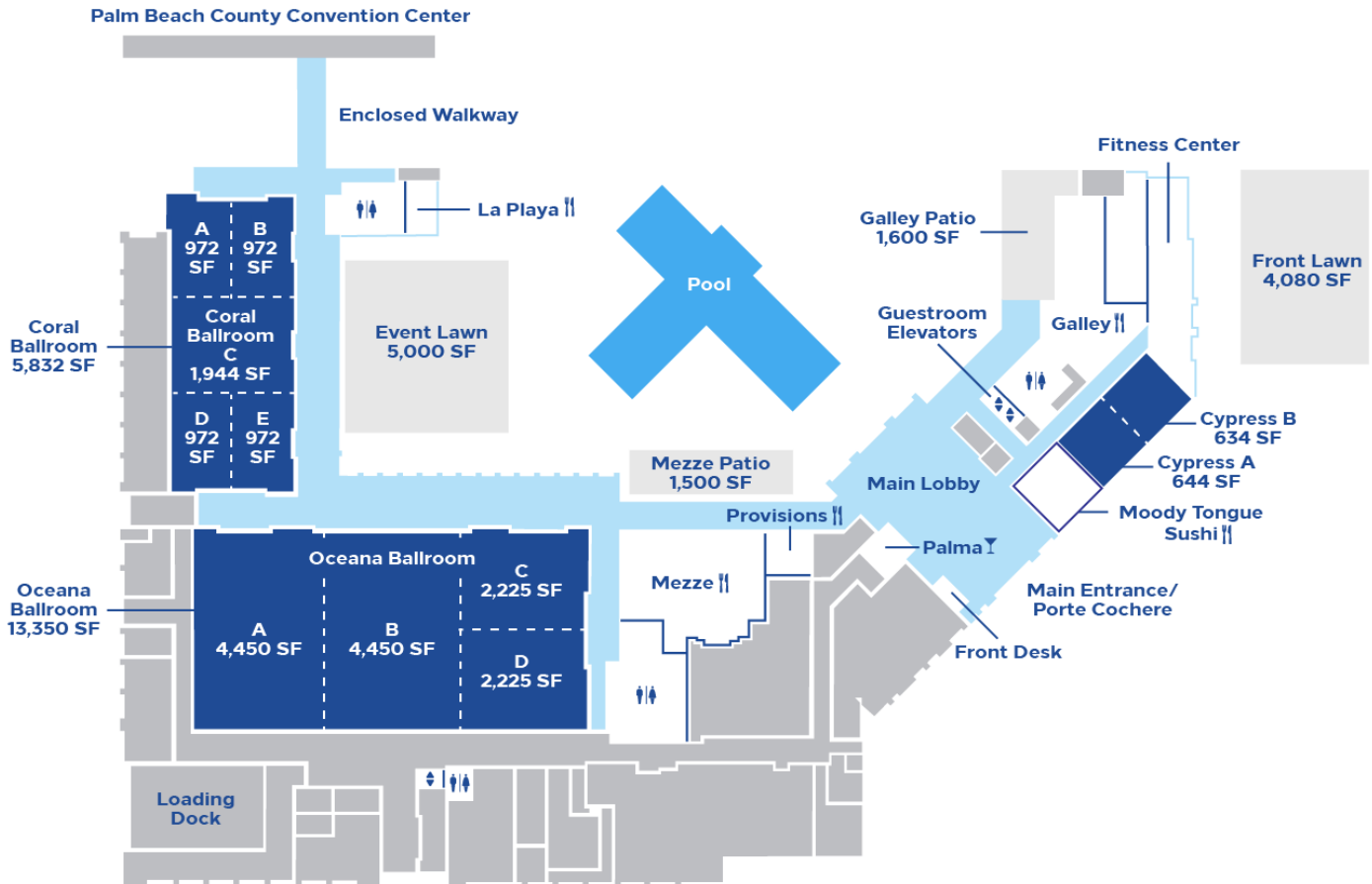
Adam Rossmell, Burkhardt Construction

C. Howard Smith, City of Bartow, CRA

Christine Tibbs, City of Delray Beach, CRA

MEETING SPACE FLOOR PLAN

GROUND LEVEL



CONFERENCE-AT-A-GLANCE

(Name badge must be worn to gain access to all conference events)

TUESDAY, OCTOBER 14, 2025

- 1:00 p.m. - 5:00 p.m. **Registration Desk Open**
Oceana Pre-Con
- 3:00 p.m. - 5:00 p.m. **FRA Board of Directors Meeting**
Coral C

WEDNESDAY, OCTOBER 15, 2025

- 7:30 a.m. **Registration Desk Open**
Oceana Pre-Con
- 7:30 a.m. **Bus Tour: West Palm Beach/Riviera Beach**
Sponsored by: NORA
(Additional fee \$50; pre-registration was required.)
Attendees to meet in the hotel lobby at 7:15 a.m.
- 7:30 a.m. **Bus Tour: Delray Beach/Boynton Beach**
Sponsored by: Discover The Palm Beaches
(Additional fee \$50; pre-registration was required.)
Attendees to meet in the hotel lobby at 7:15 a.m.
- 7:30 a.m. **Bus Tour: Lake Worth/West Gate**
(Additional fee \$50; pre-registration was required.)
Attendees to meet in the hotel lobby at 7:15 a.m.
- 7:30 a.m. **Walking Tour: City Place/Downtown West Palm Beach**
Sponsored by: Burkhardt Construction, Inc., West Palm Beach, CRA, and Lewis Longman Walker
(Additional fee \$50; pre-registration was required.)
Attendees to meet in the hotel lobby at 7:15 a.m.
- 8:00 a.m. **CRA Board Training**
(additional fee \$50; pre-registration required)
Oceana C
- 11:30 a.m. **Exhibit Hall Open**
Oceana AB
- 12:00 p.m. **Welcome Luncheon in the Exhibit Hall**
Oceana AB
- 1:15 p.m. **Welcome and Keynote Address – The Walkable City**
Keynote Speaker: Jeff Speck, Partner, Speck Dempsey, LLC
Coral Ballroom
Sponsored by: Redevelopment Management Associates, LLC
- 2:15 p.m. **Refreshment Break in Exhibit Hall**
Oceana AB
- 2:30 p.m. **Redefining Redevelopment: Overcoming Red Tape with Innovation**
Oceana C
- 2:30 p.m. **Part 1: Securing Legacies: Overcoming Barriers to Increase Generational Wealth in Redevelopment Areas**
Part 2: Starve the Crisis, Feed the Vision
Oceana D
- 2:30 p.m. **Leveraging Brownfields Resources to Inspire CRA Revitalization**
Coral Ballroom
- 3:30 p.m. **Refreshment Break in Exhibit Hall**
Oceana AB
- 3:45 p.m. **Informed Decision-Making for CRAs: The Power of Data Gathering and Analysis**
Oceana C
- 3:45 p.m. **The Business of the CRA vs. the CRA Brand**
Oceana D
- 3:45 p.m. **Reimagining Public Parks: Transforming Spaces for Communities of Tomorrow**
Coral Ballroom
- 5:00 p.m. **Welcome Reception in the Exhibit Hall**
Oceana AB
- 6:30 p.m. **New Member Welcome**
Hibiscus

THURSDAY, OCTOBER 16, 2025

- 8:00 a.m. **Registration Desk Open**
Oceana Pre-Con

- 8:00 a.m. **Exhibit Hall Open**
Oceana AB
- 8:00 a.m. **Light Continental Breakfast in the Exhibit Hall**
Oceana AB
- 9:00 a.m. **It Takes a Village: How Successful Communications Can Lead to Transformations**
Oceana C
- 9:00 a.m. **Transforming Urban Mobility: Leveraging Mobility Plans and Smart Streetscapes for Safer, Smarter Communities**
Oceana D
- 9:00 a.m. **Navigating Evolving CRA Requirements and Effective Communication**
Coral Ballroom
- 10:15 a.m. **Refreshment Break in Exhibit Hall**
Oceana AB
- 10:30 a.m. **The Final Countdown: Transitioning Beyond CRA**
Oceana C
- 10:30 a.m. **The Pond Awakens: From Stormwater Pond to Strolling Paths**
Oceana D
- 10:30 a.m. **A Tale of Two CRAs: Using the Federal Brownfields Program to Boost Redevelopment**
Coral Ballroom
- 11:30 a.m. **Networking Luncheon in the Exhibit Hall**
Oceana AB
- 1:00 p.m. **Exhibitor Move-Out**
Oceana AB
- 1:00 p.m. **Keynote Address: Inclusive Transportation – A Manifesto for Repairing Divided Communities**
Keynote Speaker: Veronica Davis, PE, Director, Cities Program, AtkinsRéalis
Coral Ballroom
Sponsored by: Inspire Placemaking Collective
- 2:45 p.m. **FRA Annual Membership Meeting**
Coral Ballroom
- 3:00 p.m. **Counties Can Do Redevelopment Too – The Polk County Experience**
Oceana C
- 3:00 p.m. **Part 1: Enhancing Community Safety – The West Palm Beach CRA Experience**
Part 2: Crackdown on Carson
Oceana D
- 3:00 p.m. **From Empty to Energized: Reclaiming Spaces for Walkable Vitality**
Coral Ballroom
- 5:30 p.m. **Banquet Reception**
Event Lawn
- 6:30 p.m. **Academy Graduation and Awards Banquet**
Oceana AB
- 8:30 p.m. **After-Party**
Coral ABC

FRIDAY, OCTOBER 17, 2025

- 8:00 a.m. **Registration Desk Open**
Oceana Pre-Con
- 8:00 a.m. **Light Continental Breakfast**
Oceana Pre-Con
- 8:30 a.m. **Breakfast with the Experts Session**
Coral DE
- 9:30 a.m. **Hot Legal Topics in Redevelopment**
Oceana C
- 9:30 a.m. **Part 1: Unlocking Funding for Redevelopment: Grants, Incentives, and Creative Strategies**
Part 2: Don't Take Your Funding for Granted: Using Grants of All Sizes to Catalyze Redevelopment in Your CRA
Oceana D
- 11:30 a.m. **Conference Adjourns**

SCHEDULE OF EVENTS

(schedule and speakers subject to change)

TUESDAY, OCTOBER 14, 2025

1:00 p.m. - 5:00 p.m.

Registration Desk Open

Oceana Pre-Con

3:00 p.m. - 5:00 p.m.

FRA Board of Directors Meeting

Coral C

WEDNESDAY, OCTOBER 15, 2025

7:30 a.m. - 6:00 p.m.

Registration Desk Open

Oceana Pre-Con

7:30 a.m. - 12:00 p.m.

Tour (Bus): West Palm Beach/Riviera Beach

Sponsored by: NORA

(Additional fee of \$50.00; pre-registration was required.)

Meet in the hotel lobby at 7:15 a.m. for boarding.

Attendees will explore the transformation of West Palm Beach and Riviera Beach, starting with the Historic Northwest District, where cultural heritage and modern development converge. Highlights include the iconic Sunset Lounge, Styx Promenade, and Heart and Soul Park, all key to the district's revitalization. The tour continues to the Riviera Beach Marina Village, a reimagined waterfront offering recreation, culture, and economic opportunity. Finally, attendees will visit the NORA (North Railroad Avenue) district, a sustainable, mixed-use development that blends adaptive reuse with modern design. Each stop showcases how public-private partnerships (P3s) are reshaping neighborhoods, preserving heritage, and driving dynamic growth, all while fostering a stronger sense of community.

7:30 a.m. - 12:00 p.m.

Tour (Bus): Delray Beach/Boynton Beach

Sponsored by: Discover The Palm Beaches

(Additional fee of \$50.00; pre-registration was required.)

Meet in the hotel lobby at 7:15 a.m. for boarding.

Join us for a dynamic and immersive tour that will

showcase two of Palm Beach County's charming – and growing! – coastal towns: Delray Beach, affectionately known as the “Village by the Sea,” and Boynton Beach, the “Gateway to the Gulf Stream.” This informative guided tour highlights key investments both communities are making to ensure community-centered, inclusive growth that supports both people and place. In Delray Beach, visit affordable and workforce housing developed in partnership with local nonprofits, new commercial spaces in The Set that support small businesses while preserving the neighborhood's cultural identity, and strategic CRA investments in downtown infrastructure that have played a pivotal role in enhancing the area's vibrancy and appeal. In Boynton Beach, visit the new Town Square complex, view active development sites along East Ocean Avenue and Boynton Beach Boulevard, and tour the Boynton Harbor Marina, a key anchor for downtown activity and recreational experiences. The tour concludes in the Heart of Boynton with an inside look at vital affordable housing developments and a mixed-use project that is shaping the community.

7:30 a.m. - 12:00 p.m.

Tour (Bus): Lake Worth/West Gate

(Additional fee of \$50.00; pre-registration was required.)

Meet in the hotel lobby at 7:15 a.m. for boarding.

Join us for an engaging mobile tour showcasing cutting-edge housing, infrastructure, and redevelopment projects in the Westgate and Lake Worth Beach Community Redevelopment Areas (CRAs). We'll kick off the tour in Westgate, located just west of downtown West Palm Beach, with a stop at the Dennis P. Koehler Preserve. This stunning 7.5-acre lake serves as both a park and a vital stormwater mitigation site. Next, we'll explore the \$11 million Westgate Avenue Streetscape Project, along with other significant CRA-led improvements, including the charming cottage housing at South Westgate Estates, Oswego Oaks Park, and Westgate Dog Park. As we travel along Congress Avenue, you'll see exciting new multifamily developments, the future 47-acre redevelopment of the Palm Beach Kennel Club, and The Hangar – a luxury car storage facility that also includes community space. In Lake Worth Beach,

SCHEDULE OF EVENTS

we'll visit vibrant mixed-use developments like Deco Green, the MID, and Lake Worth Station. We'll drive through the historic district to admire the delightful Lake Worth Cottages, then head to Downtown Lake Worth Beach to see the iconic Gulfstream Hotel, currently undergoing restoration. The tour wraps up with visits to significant redevelopment sites, including The Bohemian – a residential project nestled next to the FEC railroad – and Madison Terrace, a planned affordable senior housing community, before we head back to West Palm Beach.

7:30 a.m. - 12:00 p.m.

Tour (Walking): City Place/Downtown

Sponsored by: Burkhardt Construction, Inc., West Palm Beach, CRA, and Lewis Longman Walker

(Additional fee of \$50.00; pre-registration was required.)

Meet in the hotel lobby at 7:15 a.m.

Get your steps in on this up-close and personal walking tour of the streetscapes and real estate developments along the Rosemary Avenue and Clematis Street corridors! We'll start walking from the Hilton West Palm Beach lobby past the Restoration Center hardware anchor store on Okeechobee Boulevard into the heart of City Place, where you'll hear brief presentations from the developer as well as the design team that helped bring their vision to life. After a quick presentation, we'll have breakfast at Maman and continue our walk to Clematis Street, the nightlife hub of downtown West Palm Beach! We'll continue our tour walking east on Clematis Street, hearing from the design team and the West Palm Beach CRA about streetscape planning, design, and implementation. You'll also hear from the contractor about how the corridor was kept accessible during construction to keep pedestrian traffic flowing through the area. Once we reach the waterfront at Flagler Drive and Clematis Street, you'll get to listen to a presentation from the CRA about how they activate the waterfront for events and the exciting future the City/CRA has in store for the area. After the waterfront presentation, we'll start to head back to the hotel but make one more stop at the Chase/Trinity streetscape project, where attendees will get to see a full streetscape project in action. Please wear comfortable

shoes and bring a bottle of water. Total distance will be between 2 and 2.5 miles!

8:00 a.m. - 12:00 p.m.

CRA Board Training Course

Oceana C

Presented by: Jeff Burton, Ph.D., FRA-RA, Executive Director, City of Bradenton CRA

This is a general educational session designed for CRA staff, elected and appointed officials, volunteers, and advisory board members. It provides a succinct overview of what you need to know that you don't know in the universe of CRAs. Learn some helpful, practical, legal, and administrative best practices for CRA policymaking success.

11:30 a.m. - 6:30 p.m.

Exhibit Hall Open

Oceana AB

12:00 p.m. - 1:15 p.m.

Welcome Luncheon in the Exhibit Hall

Oceana AB

1:15 p.m. - 2:15 p.m.

Keynote Address

Coral Ballroom

Sponsored by: Redevelopment Management Associates, LLC

Keynote Presentation: The Walkable City

Keynote Speaker: Jeff Speck, Partner, Speck Dempsey LLC



Jeff Speck, FAICP, FCNU, LEED-AP, Honorary ASLA, is a city planner and author who advocates internationally for more walkable cities. As Director of Design at the National Endowment for the Arts from 2003 through 2007, he presided over the "Mayors' Institute on City Design" and created

the Governors' Institute on Community Design. Prior to his federal appointment, Speck spent 10 years as Director of Town Planning at DPZ & Co., the principal firm behind the New Urbanism movement. Since 2007,

SCHEDULE OF EVENTS

he has led Speck & Associates (now Speck Dempsey), an award-winning urban planning firm serving public and private clients around the world.

With Andres Duany and Elizabeth Plater-Zyberk, Mr. Speck is the co-author of “Suburban Nation,” which the “Wall Street Journal” calls “the urbanist’s bible.” His 2012 book “Walkable City” was the best-selling city planning title of the past decade and has been translated into eight languages. He is also the principal author of “The Smart Growth Manual and Walkable City Rules.”

Jeff Speck has been named a fellow of both the American Institute of Certified Planners and the Congress for New Urbanism. In a recent Planetizen poll, he was voted one of the ten “most influential urbanists of all time.” Speck was the 2022 recipient of the Seaside Prize, whose former awardees include Jane Jacobs and Christopher Alexander. His TED talks and YouTube videos have been viewed more than six million times.

2:15 p.m. - 2:30 p.m.

Refreshment Break in the Exhibit Hall

Oceana AB

2:30 p.m. - 3:30 p.m.

Redefining Redevelopment: Overcoming Red Tape with Innovation

Oceana C

Moderator: Kim Briesemeister, Principal, Redevelopment Management Associates (RMA)

Speakers: Ana Maria Aponte, Development Services Director, CRA, City of West Palm Beach; Genia Baker, Project Manager, CRA, City of West Palm Beach; Joe Furst, CEO and Founder, Place Projects

A dynamic discussion on innovative approaches to redevelopment that break through traditional bureaucratic barriers, focusing on collaboration with communities and unconventional partnerships to create impactful projects.

2:30 p.m. - 3:30 p.m.

Part 1: Securing Legacies: Overcoming Barriers to Increase Generational Wealth in Redevelopment Areas

Part 2: Starve the Crisis, Feed the Vision

Oceana D

Moderator: Christopher Roog, CECd, Executive Director, CRA, City of West Palm Beach

Speakers: Phebe Fuqua, Project Manager, CRA, City of Daytona Beach; Kristopher Smith, Heirs Property Practice Lead, LISC Jacksonville

This session will explore critical strategies for preserving communities and preventing displacement. Key topics include heirs' property, vacancy prevention, and community stability. The discussion will also delve into the preservation of residential properties including title continuance and estate planning and their impact on home valuation. Attendees will gain insights into how these tools can be leveraged to maintain community cohesion and ensure long-term housing preservation. Attendees will also explore how strategic planning collaboration and innovative funding can address housing challenges, showing affordable housing as the catalyst for community growth.

2:30 p.m. - 3:30 p.m.

Leveraging Brownfields Resources to Inspire CRA Revitalization

Coral Ballroom

Moderator: Miles Ballogg, National Brownfields Practice Leader, Ensafé

Speakers: Miles Ballogg, National Brownfields Practice Leader, Ensafé; Jeff Burton, Ph.D., FRA-RA, Executive Director, CRA, City of Bradenton; Travis Moore Hearne, Esq., Environmental Practice Group, Mechanik Nuccio Hean & Wester, P.A.; Edward Johnson, President, Edward Johnson Community Solutions, Inc.

This session will explore state, federal, and local grants, incentives, and resources to jump-start the reuse of environmentally stigmatized properties within CRAs. Brownfields practitioners, including active CRA managers/consultants and environmental legal

SCHEDULE OF EVENTS

counsel, will discuss layering incentives and resources to increase the tax base and inspire community and economic development within CRAs. Multiple case studies of successful CRA Brownfields projects will also be discussed.

3:30 p.m. - 3:45 p.m.

Refreshment Break in the Exhibit Hall
Oceana AB

3:45 p.m. - 5:00 p.m.

Informed Decision-Making for CRAs: The Power of Data Gathering & Analysis
Oceana C

Moderator: Gail Hamilton, CRA Director, City of Zephyrhills

Speakers: Hannah Hollinger, Urban Planner & GIS Analyst, GAI Consultant, Inc. | Community Solutions Group; Claudia Ray, Senior Planner & Urban Designer, GAI Consultant, Inc. | Community Solutions; Natalie Frazier, Urban Analytics Manager, GAI Consultant, Inc. | Community Solutions; Gail Hamilton, CRA Director, City of Zephyrhills

This panel will discuss the triad of meaningful data gathering and analysis from community engagement, economic trends, and parcel data related to CRAs. Learn how leveraging data can help ground and target your agency's goals, actions, and benchmarks, leading to informed and measurable plans.

3:45 p.m. - 5:00 p.m.

The Business of the CRA vs. the CRA Brand
Oceana D

Moderator: Michele Hylton-Terry, MPA, FRA-RA, Executive Director, Fort Myers CRA, FRA President Elect

Speakers: LaShaun Collier, Deputy Director of Communications, CRA, City of Fort Myers; Erica Thaler, Chief Marketing Officer, RBOA

This session will focus on understanding the critical difference between what a Community Redevelopment Agency (CRA) does and what it

means to the people it serves. CRAs are tasked with revitalizing communities, attracting investment, and improving quality of life, but their impact isn't just measured in projects and policies. It's also shaped by public perception, stakeholder trust, and the agency's ability to communicate its value effectively. In this session, we'll explore the fundamentals of CRA operations vs. CRA identity, unpacking the psychology of how residents, business owners, elected officials, and developers interpret the agency's work. Participants will learn how to align redevelopment efforts with a compelling brand narrative.

3:45 p.m. - 5:00 p.m.

Reimagining Public Parks: Transforming Spaces for Communities of Tomorrow
Coral Ballroom

Moderator: Christopher Roog, CECD, Executive Director, CRA, City of West Palm Beach

Speakers: Dan Biederman, President, Biederman Redevelopment Ventures; Leah Rockwell, Director, West Palm Beach Parks and Recreation

Attendees will gain insights into innovative approaches for park redevelopment that prioritize environmental resilience, effective community engagement, and sustainable funding models, empowering them to drive impactful change in their own communities.

5:00 p.m. - 6:30 p.m.

Welcome Reception in the Exhibit Hall
Oceana AB

6:30 p.m. - 7:00 p.m.

New Member Welcome
Hibiscus

THURSDAY, OCTOBER 16, 2025

8:00 a.m. - 3:00 p.m.

Registration Desk Open
Oceana Pre-Con

8:00 a.m. - 1:00 p.m.

Exhibit Hall Open
Oceana AB

SCHEDULE OF EVENTS

8:00 a.m. - 9:00 a.m.

Light Continental Breakfast in the Exhibit Hall

Oceana AB

9:00 a.m. - 10:15 a.m.

It Takes a Village: How Successful Communications Can Lead to Transformations

Oceana C

Moderator: Sharon McCormick, Director of Business Attraction & Marketing

Speakers: Kelsey King, Project Manager, CRA, City of West Palm Beach; Stephanie Swimmer, Marketing Coordinator, Redevelopment Management Associates (RMA)

This session aims to inspire other organizations to prioritize community communications and highlights the importance of adaptive strategies in grant management.

9:00 a.m. - 10:15 a.m.

Transforming Urban Mobility: Leveraging Mobility Plans and Smart Streetscapes for Safer, Smarter Communities

Oceana D

Moderator: Allison Justice, CRA Administrator, Town of Lake Park

Speakers: Uyen Dang, Principal, DDEC; Kimberly Glas-Castro, Assistant Village Manager, Village of Palm Springs; Dr. Jason Hallstrom, Florida Atlantic University; Christopher Roog, Executive Director, CRA, City of West Palm Beach

Street design mobility is one of the most critical aspects of redevelopment and one that CRAs can affect. This presentation highlights how mobility plans can be used to transform local roadways by integrating land use, redevelopment, and multimodal transportation strategies to create safer, more connected, and vibrant urban environments. It also explores how smart cities technology and data-driven tools can be used to monitor mobility patterns, improve operations, and measure the impact of public investments – providing a consistent

framework to guide future infrastructure decisions and redevelopment efforts.

9:00 a.m. - 10:15 a.m.

Navigating Evolving CRA Requirements and Effective Communication

Coral Ballroom

Moderator: Brenda Thrower, FRA-RA, CRA Development Manager, Community Redevelopment, City of Tampa

Speakers: Robert Allen, Vice President, HCP Associates; Grace Gdaniec, Program Director, CRA, City of Delray Beach; Renee Jadusingh, Executive Director, CRA, City of Delray Beach; Brenda Thrower, FRA-RA, CRA Development Manager, Community Redevelopment, City of Tampa

This session will explore ways to utilize free or affordable tools and ideas for turning your projects into exciting posts, to share the great work that your CRA is doing to improve your redevelopment area.

10:15 a.m. - 10:30 a.m.

Refreshment Break in the Exhibit Hall

Oceana AB

10:30 a.m. - 11:30 a.m.

The Final Countdown: Transitioning Beyond CRA

Oceana C

Moderator: Ken Thomas, MPA, FRA-RA, Director of Redevelopment & Neighborhood Services, CRA, City of Daytona Beach

Speakers: Peter Altman, Finance Director, City of Dade City and Councilmember, City of New Port Richey; Sherri Curtis, CRA Redevelopment Coordinator, CRA, City of Tallahassee; Cliff Shepard, FRA General Counsel, Shepard, Smith, Hand & Brackins, P.A.; Ken Thomas, MPA, FRA-RA, Director of Redevelopment & Neighborhood Services, CRA, City of Daytona Beach

As the sunset of your Community Redevelopment Area (CRA) approaches, redevelopment professionals must navigate a complex landscape to ensure that ongoing projects are completed, funding is appropriately

SCHEDULE OF EVENTS

allocated, and community goals are met. This session will provide vital strategies, tools, and insights for professionals working within CRAs to manage the transition effectively and with minimal disruption to redevelopment efforts.

10:30 a.m. - 11:30 a.m.

The Pond Awakens: From Stormwater Pond to Strolling Paths

Oceana D

Moderator: Angie Hibbard, CRA Manager, City of Winter Haven, CRA

Speakers: Ed Dean, Landscape Architect, PLA, ASLA, Kimley-Horn; Angie Hibbard, CRA Manager, CRA, City of Winter Haven

Learn how to work together with various agencies (FDOT & City) and multiple departments in the city (CRA, Parks and Rec, Public Works, Utilities) to redevelop an area, and talk with the adjacent private property owners for their buy-in and support of a project.

10:30 a.m. - 11:30 a.m.

A Tale of Two CRAs: Using the Federal Brownfields Program to Boost Redevelopment

Coral Ballroom

Moderator: Luis Nieves-Ruiz, FAICP, Director of Economic Development, East Central Florida Regional Planning Council

Speakers: Shakenya Harris-Jackson, Grant Administrator, City of Apopka; Trey Hess, Director, Brownfields & Economic Development, PPM Consultants, Inc.; Luis Nieves-Ruiz, Director of Economic Development, East Central Florida Regional Planning Council; Samia Singleton, Redevelopment Specialist, CRA, City of Kissimmee-Downtown

In 2023, the Cities of Apopka and Kissimmee joined the East Central Florida Regional Planning Council's Resilient Corridors Brownfields Coalition to fund redevelopment projects within their CRAs. Learn how both cities have used this program to boost the redevelopment of catalyst sites and attract new

investment within their districts.

11:30 a.m. - 1:00 p.m.

Networking Luncheon in the Exhibit Hall

Oceana AB

1:00 p.m. - 2:30 p.m.

Keynote Address

Coral Ballroom

Sponsored by: Inspire Placemaking Collective
Keynote Presentation: Inclusive Transportation: A Manifesto for Repairing Divided Communities
Keynote Speaker: *Veronica O. Davis, PE*



Veronica O. Davis, PE, is a self-described transportation nerd and author of *Inclusive Transportation: A Manifesto for Repairing Divided Communities*. She believes everyone should have access to safe, reliable, and affordable transportation.

She is currently the Director of Cities Program for AtkinsRéalis. She has over 20 years of experience in civil engineering and planning. Under the Mayor Turner Administration, she was the Director of Transportation and Drainage Operations for the City of Houston. She is also the co-founder and former Managing Partner at Nspiregreen LLC. She is one of the co-founders of Black Women Bike (BWB). She was the Vice President and City of Houston representative on the National Association of City Transportation Officials.

She earned her dual master's Degrees (Engineering Management and Regional Planning) from Cornell University and a Bachelor of Science in civil engineering from the University of Maryland. In July 2012, the White House recognized her as a Champion of Change and Transportation Innovator for her professional accomplishments and community advocacy in transportation.

She currently lives in Baltimore, MD, with her husband and child.

2:45 p.m. - 3:00 p.m.

Annual Membership Meeting

Coral Ballroom

SCHEDULE OF EVENTS

3:00 p.m. - 4:30 p.m.

Counties Can Do Redevelopment Too – The Polk County Experience

Oceana C

Moderator: Mark Bennett, AICP, FRA-RA, CNU-A, Senior Planner, Polk County BoCC Land Development Division

Speakers: Chanda Bennett, Comprehensive Planning Administrator, Polk County BOCC Land Development Division; Mark Bennett, AICP, FRA-RA, CNU-A, Senior Planner, Polk County BoCC Land Development Division; Ben Ziskal, Director, Polk County BOCC Land Development Division

While CRAs tend to be city-oriented, redevelopment also occurs in counties. Over the past couple of years, Polk County has reinvigorated its redevelopment efforts using various methods and techniques. This session will summarize these efforts and also provide examples of how to do redevelopment without a CRA.

3:00 p.m. - 4:30 p.m.

Part 1: Enhancing Community Safety: The West Palm Beach CRA Experience

Part 2: Crackdown on Carson

Oceana D

Moderator: Christopher Roog, CEcD, Executive Director, CRA, City of West Palm

Speakers: Rodney Archer, Officer, West Palm Beach Police Department; Alisa Burleson, CRA Administrator, City of Fort Walton Beach; Ariel Munoz, Sergeant, West Palm Beach Police Department; Carlos Rodriguez, Security Manager, CRA, City of West Palm Beach

Learn how the West Palm Beach CRA has significantly improved security and reduced crime through innovative initiatives and community partnerships.

Explore the remarkable transformation of Carson Drive in Fort Walton Beach, showcasing the power of evidence-based crime prevention design principles. Once a high-crime area, Carson Drive has evolved into a safer, more welcoming environment that supports

family living. The session will demonstrate how systematic application of Crime Prevention Through Environmental Design (CPTED) principles can dramatically improve high-crime areas, benefiting the entire community.

3:00 p.m. - 4:30 p.m.

From Empty to Energized: Reclaiming Spaces for Walkable Vitality

Coral Ballroom

Moderator: Kathie Ebaugh, FAICP, Director of Planning, JBPro

Speakers: Kathie Ebaugh, FAICP, Director of Planning, JBPro; Laura Jones, City Planner, City of Williston; Ed Ng, AICP, Technical Vice President, Corradino Group; Uma Sarmistha, PhD, FRA-RA, Senior Planner, Axis Infrastructure

Redevelopment districts can deliver the energy, connection, and character that draw people in – but vacant storefronts, empty lots, and underutilized buildings can quickly drain that momentum. Across Florida, CRAs are addressing these challenges through interim uses – strategic activations that bring spaces back to life over a multi-year horizon. From community markets and food truck courts to neighborhood hubs, creative site design, and adaptive reuse, these mid-term solutions increase foot traffic, improve public perception, and lay the groundwork for permanent investment. Learn how communities are leveraging design-forward strategies and local partnerships to restore vibrancy, build confidence, and transform vacant properties into active, valuable assets. Walk away with actionable ideas and proven tools to turn stalled sites into walkable destinations that align with your CRA's long-term redevelopment goals.

5:30 p.m. - 6:30 p.m.

Banquet Reception

Event Lawn

SCHEDULE OF EVENTS

6:30 p.m. - 8:30 p.m.

Academy Graduation and Awards Banquet

Oceana AB

Help us congratulate our Academy graduates, award winners, and the 2025-2026 Board of Directors. This event is included with a full registration, and guest tickets are available for an additional fee. Cocktail attire recommended.

8:30 p.m. - 10:00 p.m.

After-Party

Coral ABC

FRIDAY, OCTOBER 17, 2025

8:00 a.m. - 10:00 a.m.

Registration Desk Open

Oceana Pre-Con

8:00 a.m. - 9:30 a.m.

Light Continental Breakfast

Oceana Pre-Con

8:30 a.m. - 11:30 a.m.

Breakfast with the Experts Session

Coral DE

Enjoy a light continental breakfast at this flexible networking session. Breakout groups will focus on redevelopment hot topics such as affordable housing, ongoing maintenance in a CRA, and many more. This will be a great opportunity to network, share success stories, and learn from your peers.

9:30 a.m. - 11:30 a.m.

Hot Legal Topics in Redevelopment

Oceana C

Moderator: Brenda Thrower, FRA-RA, CRA Development Manager, Community Redevelopment, City of Tampa

Speakers: Renee Jadusingh, Executive Director, CRA, City of Delray Beach; Ryan Matthews, Government Affairs and Lobbying Deputy Section Chair, Shareholder/FRA Lobbyist, GrayRobinson P.A.; Cliff Shepard, FRA General Counsel, Shepard, Smtih, Hand & Brackins, P.A.

Join us as we hold a session on hot legal topics regarding redevelopment. We will have our best CRA legal minds discuss the 2019 changes to Florida Statutes, Chapter 163, Part III, recent updates to Florida Statutes, Chapter 189, and legislation on topics impacting redevelopment and CRAs.

9:30 a.m. - 11:30 a.m.

Part 1: Unlocking Funding for Redevelopment: Grants, Incentives, and Creative Strategies **Part 2: Don't Take Your Funding for Granted: Using Grants of All Sizes to Catalyze Redevelopment in Your CRA**

Oceana D

Moderator: Sharon McCormick, Director of Business Attraction & Marketing, Redevelopment Management Associates (RMA)

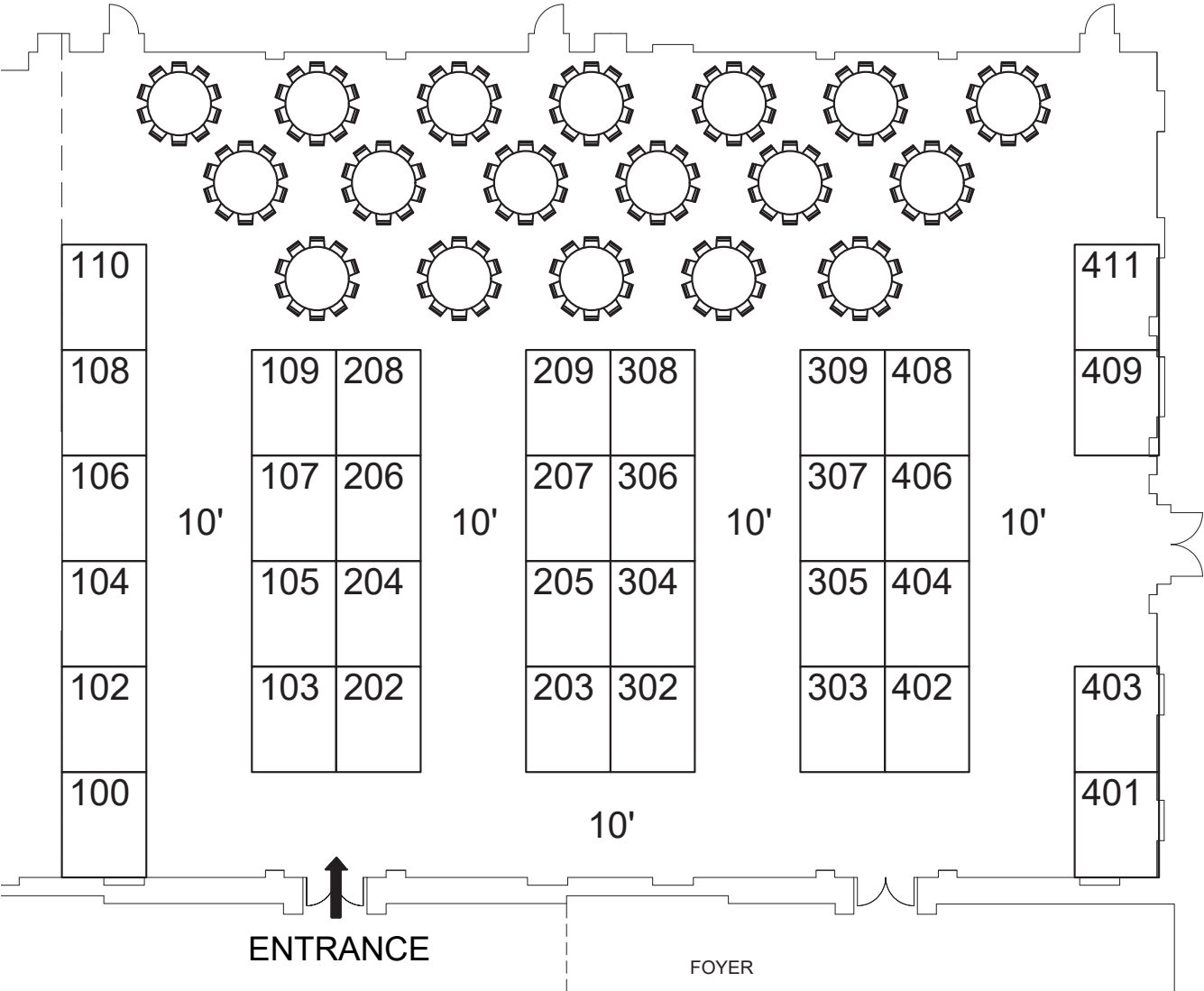
Speakers: Xavier Colon, Redevelopment Manager, CRA, City of Fort Myers; Sharon McCormick, Director of Business Attraction & Marketing, Redevelopment Management Associates (RMA); Claudia McKenna, Esq., Municipal Law Consultant; Christopher Munyon, CRA Manager, City of Bradenton; Jessica Newman, Community Redevelopment Agency Director, Wauchula CRA and Main Street; Ryan Ruskay, President, RMPK Funding; Jenny Silverio, Compliance and Administrative Manager, CRA, City of Palmetto

Explore the multifaceted world of funding redevelopment projects, focusing on securing grants, offering grants as incentives, and exploring other innovative funding strategies. Many CRAs have initiatives aimed at revitalizing the district and attracting new businesses to the community. These programs can take the shape of awarding grants for residences and businesses alike so that they can make improvements without facing major economic hardships. Some programs that will be discussed are a Home Preservation Program, Residential Improvement Matching Grant, Residential Paint Program, and Commercial Facade Program. This session will explore these residential and commercial grant options with advice on how to successfully implement or revamp your CRA grant programs.

11:30 a.m.

Conference Adjourns

EXHIBIT HALL FLOOR PLAN



EXHIBITOR AND SPONSOR LISTING

Able City East Booth 108

Contact: Jason King
305.394.4819

able.city/east
jason@able.city

Able City East delivers fast master plans, renderings, and feasibility studies for impactful redevelopment plans.

Austin Historical Booth 105

Contact: Jon Hussey
800.611.2601

austinhistorical.com
info@austinhistorical.com

Historic window and door restoration and replication.

Burkhardt Construction, Inc. Booth 203/302, Platinum Sponsor

Contact: Marc Kleisley
561.659.1400

burkhardtconstruction.com
marc@burkhardtconstruction.com
General Contractor and Construction Manager specializing in streetscapes, hardscapes, parks, and undergrounding of franchise utilities.

Chen Moore & Associates Booth 305

Contact: Megan Schmidt
954.730.0707

chenmoore.com
mschmidt@chenmoore.com
CMA provides engineering, planning, and landscape architecture services with award-winning culture and community focus.

Circuit Transit Inc. Booth 104

Contact: Jason Bagley
305.494.1612

ridecircuit.com
jason@ridecircuit.com

Optimizing mobility with tech-enabled, on-demand, shared, electric shuttle services.

CivicServe Booth 102

Contact: Will Jackson
814.470.2237

civicserve.com
wjackson@civicserve.com

Centralize economic development operations with CivicServe – streamlining incentives, BRE, properties, and workforce initiatives.

Corradino Booth 406

Contact: Andi Pacini
954.299.6561

corradino.com
apacini@corradino.com

For over five decades, Corradino has connected communities through sustainable, forward-thinking infrastructure and transportation solutions.

CPH Consulting LLC Booth 309

Contact: Nikhel Jindal
407.322.6841

cphcorp.com
info@cphcorp.com
CHP is a multi-disciplinary architecture and engineering firm focused on building long-term relationships with our clients by providing quality solutions to achieve project goals.

FieldTurf Booth 303

Contact: Chris Wedge
352.242.7620

fieldturf.com/en/
chris.wedge@fieldturf.com

FieldTurf is the Inventor and world leader of infilled artificial turf with over 6,500 installations in North America and over 25,000 worldwide.

Florida Community Loan Fund, Inc. Booth 109

Contact: Nelson Black
407.246.0846

fclf.org
info@fclf.org

Florida Community Loan Fund provides flexible financing and staff expertise to improve low-income communities.

Freebee Booth 306/308

Contact: John Janusz
561.302.2297

ridefreebee.com
john@ridefreebee.com

Smart micro-transit: on-demand. 100% electric.

GAI Consultants | Community Solutions Group

Booth 408, Gold Sponsor

Contact: Laura Smith
321.319.3088

l.smith@gaiconsultants.com
gaiconsultants.com/communitiesolutions
GAI's Community Solutions Group integrates design, planning, economics, and urban analytics expertise.

EXHIBITOR AND SPONSOR LISTING

Hennessy Construction Services Booth 106

Contact: John Irvin
904.445.8435

hcsfl.com

jirvin@hcsfl.com

Construction management and design-build services that are unparalleled in the municipal construction market sector.

Inspire Placemaking Collective, Inc. Booth 110, Platinum Sponsor

Contact: George Kramer
407.917.0441

inspireplacemaking.com

gkramer@inspireplacemaking.com

Inspire specializes in redevelopment planning and the design of parks, plazas, trails, and streetscapes.

Lighting Dynamics, Inc. Booth 411

Contact: Steve Sanders
954.944.0286

lightingdynamics.com

ssanders@lightingdynamics.com

Lighting manufacturer rep agency – we assist you on projects with photometric calculations and fixtures schedule.

Neighborhood Lending Partners Booth 403

Contact: George Romagnoli
727.992.2755

gromagnoli@nlp-inc.com

Provides loan underwriting, management to local governments and CRAs, and provides affordable/workforce lending to developers.

Neighborly Software Booth 206

Contact: Graham Levitas
404.229.9212

neighborlysoftware.com

graham.levitas@neighborlysoftware.com

Cloud-based software for federal program management.

PPM Consultants, Inc. Booth 204

Contact: Trey Hess
601.953.2564

ppmco.com

trey-hess@ppmco.com

PPM Consultants is a full-service environmental firm with a specialty in Brownfield redevelopment.

Redevelopment Management Associates, LLC (RMA)

Booth 209, Platinum Sponsor

Contact: Kim Breisemeister &
Chris Brown

954.695.0754

rma.us.com

kim@rma.us.com

chris@rma.us.com

RMS is an economic (re)development firm providing consulting and management services to cities and CRAs.

Rep Services, Inc. Booth 307

Contact: Nathan Almon
407.831.9658

repservices.com

nathan@repservices.com

Helping create great places for people to PLAY in Florida. Playgrounds, shade, shelters, and site amenities.

Spring City Electrical Booth 207

Contact: Tracie Wolf
610.948.4000

springcity.com

marketing@springcity.com

Beautifully crafted ornate LED luminaires, lamp posts, bollards, and traffic control pieces. Class Made Better.

Terracon Consultants, Inc. Booth 404

Contact: Steven Harrison
954.703.1866

terracon.com

steven.harrison@terracon.com

Terracon's expertise with environmental conditions, Brownfield resources, geotechnical considerations, resiliency/sustainability, and NEPA requirements enables us to assist our clients with projects of all shapes and sizes.

The Whiting-Turner Contracting Company

Booth 409, Silver Sponsor

Contact: Frank Zaremba
561.719.4044

whiting-turner.com

frank.zaremba@whiting-turner.com

Whiting-Turner manages some of the most exciting, challenging construction projects in the country, providing construction management, general contracting, and design-build services.

EXHIBITOR AND SPONSOR LISTING

UNICUS Rail and Consulting Services

Booth 304

Contact: Laura Goodman
448.215.0573
unicusrail.com

lmgoodman@unicusrail.com

Liaison between railroads, local governments, agencies, developers, construction companies, and landowners.

Wade Trim

Booth 401, Silver Sponsor

Contact: Brad Cornelius
813.882.4373
wadetrim.com

bcornelius@wadetrim.com

Wade Trim helps communities thrive through planning, design, and redevelopment solutions.

Walker Consultants

Booth 103

Contact: Laura Grayson
813.888.8500
walkerconsultants.com

lgrayson@walkerconsultants.com

Leading the industry since 1965, Walker Consultants provides planning, design, engineering, parking consultants, transportation consultants, forensics, building restoration, and building envelope consulting.

We Strategize

Silver Sponsor

Contact: Marckenson Jeanty
786.955.4526
westrategize.net

westrategize101@gmail.com

Boutique lobbying firm specializing in redevelopment, policy advocacy, transportation, and mobility enhancement.

Weiss Serota Helfman Cole + Bierman

Silver Sponsor

Contact: David Tolces
561.835.2111
wsh-law.com
dtolces@wsh-law.com

Trusted advisors to Florida CRAs, guiding redevelopment, land use, financing, and transformative community revitalization projects.

West Palm Beach Community Redevelopment Agency

Booth 205, Gold Sponsor

Contact: Ansley Lacy
561.822.1484
wpb.org/cra
alacy@wpb.org

Transforming West Palm Beach through innovative redevelopment, economic growth, vibrant neighborhoods, and community-driven revitalization initiatives.

West Palm Beach Downtown Development Authority

Booth 107

Contact: Teneka James-Feaman
561.833.8873
downtownwpb.com

tjames@downtownwpb.com

Advancing downtown West Palm Beach's growth through planning, services, partnership, and vibrant community engagement.

WGI, Inc.

Booth 402

Contact: Angela Biagi
561.687.2220
wginc.com
angela.biagi@wginc.com

WGI is a national design and professional services firm leading in technology-based solutions.

Willdan

Booth 208

Contact: Tracey Burghy
786.441.7698
willdan.com
tburghy@willdan.com

Professional and technical municipal consulting support services: engineering, planning, CM, building and safety, financial/economic, and energy.

Winmar Construction

Booth 100

Contact: Diego Tejera
786.473.8944
winmarconstruction.com
dtejera@winmarconstuction.com
Full-service general contractors.

2024-2025 FRA BOARD OF DIRECTORS

PRESIDENT

Renee Jadusingh, FRA-RA

Executive Director, City of Delray Beach, CRA

PAST PRESIDENT

Brenda Thrower, FRA-RA

West Tampa & Ybor City Development Manager, City of Tampa, CRA

PRESIDENT ELECT

Michele Hylton-Terry, FRA-RA

Executive Director, City of Fort Myers, CRA

TREASURER

Beneshea Frazier, FRA-RA

Program Manager, Economic Development Central Florida Regional Planning Council

ELECTED OFFICIALS

Veronica Edwards Phillips

Mayor, City of Lauderdale Lakes

Mary Estime-Irvin

Councilwoman, City of North Miami, CRA

Daniel Henkel

Mayor, City of Niceville

DIRECTORS

Miles Ballogg

Brownfields Practice Leader, EnSafe, Inc.

Mark Bennett, FRA-RP

Senior Planner, Polk County BOCC

Alisa Burleson, FRA-RA

CRA Administrator, City of Fort Walton Beach, CRA

Laura Canary

Director, Community Development, City of St. Pete Beach

Sherri Curtis, FRA-RA

Community Redevelopment Coordinator, City of Tallahassee, CRA

Deena Drumgo, FRA-RA

Assistant City Manager, City of Lake Wales

Antranette Forbes, FRA-RP

Director, Economic Development, City of Apopka

Jonathan Griffith

Associate Project Manager, Hanson Professional Services

Marc Kleisley

Vice President, Burkhardt Construction

Jessica Newman, FRA-RA

Wauchula Community Redevelopment Agency Director / Main Street Wauchula Director

Jesus Nino, AICP, CFM, ASFPM

CRA Executive Director, City of Clearwater, CRA

Charles Rudd, FRA-RA

City Manager, City of Tarpon Springs

Laura Smith, FRA-RP

Manager, Urban Analytics, GAI Consultants

GENERAL COUNSEL

Clifford B. Shepard

Shepard, Smith, Kohlmyer & Hand, P.A.

FRA PAST PRESIDENTS

1977	William S. Turnbull	1994	Julie Scofield	2009-2010	Rochelle Lawandales
1980	Marilyn Larson	1995	Ronali Wood	2010-2011	Kurt Easton
1981	W. Thomas Mills Jr.	1996	Gary Wohlforth	2011-2012	Marc Mondell
1982	Roy F. Kenzie	1997	Jennifer Fleming	2012-2013	Steven G. Lindorff
1983	R. Lee Menzies	1998	Suzanne Kuehn	2013-2014	Jeremy Earle
1984	Thomas R. Kohler	1999	Suzanne Kuehn	2014-2015	Gus Gianikas
1985	John F. Habgood	2000-2001	Paul Thorpe	2015-2016	Diane Colonna
1986	William Farkas	2001-2002	Dennis Russ	2016-2017	Michael Parker
1987	Lance S. Clarke	2002-2003	Chris Brown	2017-2018	Brenna Durden
1988	Peter Andolina	2003-2004	Chris Brown	2018-2019	Gail Hamilton
1989	Gerald S. Langston Jr.	2004-2005	Terrell N. Fritz	2019-2020	Toni Shamplain
1990	Gerald S. Langston Jr.	2005-2006	Gail Hamilton	2020-2021	Toni Shamplain
1991	Joyce Sellen	2006-2007	Jeffrey L. Oris	2021-2022	Jeff Burton
1992	Gail Collins	2007-2008	Kim Briesemeister	2022-2023	Ken Thomas
1993	Andy Ham	2008-2009	J. Gary Rogers	2023-2024	Brenda Thrower

SPECIAL THANKS TO OUR SPONSORS

PLATINUM



REINVENTING YOUR CITY

GOLD



SILVER



THE FLORIDA
REDEVELOPMENT
ASSOCIATION

CONTACT INFORMATION:

Jeff Blomeley, Executive Director, jblomeley@flcities.com

Merrily Bennett, Executive Assistant, mbennett@flcities.com

Meredith Montgomery, Meeting Planner, mmontgomery@flcities.com

FLORIDA REDEVELOPMENT ASSOCIATION

P.O. Box 1757
Tallahassee, FL 32302
850.222.9684