

A word cloud map of Lealman, Florida, where the shape of the neighborhood is filled with the names of its various subdivisions. The word "LEALMAN" is prominently displayed in the center in large, bold, white capital letters. Surrounding it are numerous subdivision names in various sizes and orientations, including Sunny Acres, Lealman Heights, and others. The background is a solid dark blue.

Subdivisions visible in the word cloud include:

- Sunny Acres
- Lealman Heights
- Washington Terrace
- Pinellas Farms
- Thunderbird Hill
- Shieders
- Renwick
- Ann Park Heights
- Carrolls
- Grove Park Vista
- Ingalsbes
- Caledonia
- Cisney
- Heinz
- Harrison Hill
- Bratchers
- Parsleys
- Fairfield Heights
- Glen Ridge Heights
- Holdcroft Heights
- Glen Ridge Manor
- Hebert
- Nordeen Heights
- White Wood Terrace
- Lowther's
- Antondale
- Baughmans
- Romeo Heights
- Hoeldtke Heights
- Whipples
- Keel
- Nortons
- Duval Park
- Burnside at Lealman
- Fishers
- Seven Oaks
- Wilson's
- Vezeina Groves
- Rector's
- Groveland
- Mcmillin's Choice
- Orangewood
- Arcadian Heights
- Fairview Estates
- Hoeldtke Grove
- Harris Pioneer
- Lealman Heights
- Orangewood Heights
- Moulton Heights
- North Midway
- Hewitt's Lakeside
- Setchells
- West Burnside
- Wilshire
- Biltmore Terrace
- Kersey's
- Royal Palm Heights
- Golden Palm Manor
- East Orangewood Heights
- Joe's Creek Industrial
- Sawgrass Acres
- Heritage Oaks
- Sunny
- Fulton Heights
- Pine Ridge Estates
- Woodland Terrace
- Mohawk Park
- Reinhardt Weddings
- Sunny Lawn
- Magnolia Park
- Clearview-Diston
- Highland Groves
- Marini & Salvatore
- Oak Run Ridge
- Pine Oak Estates
- Skylar View
- Lincoln Place
- Hilltop Grove
- Clear Vista
- Orange Hill
- Nor-Mar
- Midway
- Behikes
- Gersee Premier Terrace





Table of Contents

Executive Summary.....	2
FY23 Proposed Programs & Projects	4
Lealman CRA Alley Program.....	4
Residential Site Improvement Grant Program.....	6
Commercial Site Improvement Grant Program	7
Implement Home Investment (HIP) and Home Rehabilitation Programs (HRP)	8
Lealman CRA Sidewalk Program	9
Lealman CRA Mural Program	10
Promotional/Special Events (PSE) Grant Program.....	11
Transit Stop Improvements	12
Lealman Gateway and Wayfinding Signage.....	13
Lealman Exchange Strategic Plan Implementation	14
Appendix A: FY23 Proposed Lealman CRA Work Plan	15
FY23 Proposed Lealman CRA Work Plan.....	15



Executive Summary: Lealman Community Redevelopment Area Establishment and Guiding Principles

The Pinellas Board of County Commissioners (Board) created the first Community Redevelopment Area (CRA) in the unincorporated jurisdictional boundary areas in Lealman via [Resolution 15-62](#), which directed five associated actions:

1. Finding that conditions of blight exist within the Lealman area;
2. Establishing the Lealman study area as the Lealman CRA;
3. Declaring the need for a Community Redevelopment Agency;
4. Providing authorization to proceed with preparation of the Lealman Redevelopment Plan; and
5. Directing the creation of the Lealman Community Redevelopment Area Advisory Committee.

Additional key steps taken by the Board regarding establishing the CRA include:

- [Ordinance 15-29](#) established the Pinellas County Board of County Commissioners as the Community Redevelopment Agency (Agency);
- [Ordinance 16-35](#) established the Lealman Trust Fund, appropriated TIF revenues for the Lealman CRA and provides criteria for a mid-term assessment for continued funding;
- [Resolution 16-40](#) approved [Lealman CRA Plan](#) specifying the use of TIF;
- [Resolution 19-10](#) delegated certain approval authority to the County Administrator, or his/her designee, in furtherance of implementing the Plan, including the ability to approve and execute any and all contracts that involve the receipt or payment or by the Agency of amounts not to exceed \$250,000 in a fiscal, contract, or calendar year.

Guiding Redevelopment Principles

The Lealman CRA Plan calls for improving the quality of life for all Lealman residents, and supporting a dynamic and diverse community where people of all ages, ethnicities, and incomes have opportunities to find quality housing, jobs, goods, services, and cultural amenities. The Plan outlines the following objectives to accomplish these goals:

- **Objective 1 – Economic Development and Innovation**
Ultimately, the CRA's redevelopment goal is to become economically and socially self-sustaining in the long term. To accomplish this the CRA will support economic development to increase employment levels, raise the tax base, and improve the standard of living in Lealman through infrastructure improvements and investments in human capital (i.e., workforce development and educational programs).
- **Objective 2 – Commercial**
The CRA will cultivate and support commercial activity to support the residential base by identifying opportunities to improve the commercial building stock, support existing businesses, and attract a diverse mix of businesses such as retail, professional services, and other commercial uses to the community.



- **Objective 3 – Housing**

The CRA will improve the residential building stock to provide safe, well-designed, high-quality housing at both market-rate and workforce price points. The CRA will also support infill housing reinvestment to provide a diverse housing stock that provides livable, quality options for renters and homeowners.

- **Objective 4 – Infrastructure and Transportation**

Current infrastructure and transportation systems were identified as either deficient or non-existent in portions of the CRA, which creates significant obstacles in attracting or accommodating infill and redevelopment. Improvements are required to meet adequate utility and infrastructure demands across the CRA to achieve equity of services with the rest of the County, mitigate blighted conditions, accommodate economic development, and make the CRA more attractive for reinvestment.

- **Objective 5 – Urban Form**

Visual characteristics of the built environment offer the first impression of the overall quality of life in a community. In this way both the public realm and private properties contribute to the CRA's ability to attract new investment. Urban Form investments includes implementing Complete Streets initiatives to provide interconnected, walkable streets and blocks, provide street trees, sidewalks, decorative lighting fixtures, and other elements that improve both the functionality and aesthetics of corridors, as well as supporting public art and other cultural amenities.

- **Objective 6 – Healthy Community**

Healthy Community objectives include taking measures to reduce crime, medical and fire incidents. Improvements in these areas also provide an opportunity to engage citizens and renew a sense of community pride.

- **Objective 7 – Sustainability**

Attention to the social, economic, and environmental wellbeing of Lealman is critical to ensuring the CRA's investments will promote long-term sustainability. Green building practices (e.g., environmentally sensitive design, low impact development, etc.) that will protect and enhance Lealman's rich environmental resources, as well as projects and programs that will reduce maintenance and operating expenses for homeowner and business owners' properties are all examples of investments supporting sustainability.

- **Objective 8 – Branding, Marketing and Promotion**

The CRA will develop the community's brand, and market and promote it through initiatives and projects can help catalyze additional investment, create a sense of place and celebrate community pride.

- **Objective 9 – Funding, Financing, and Management**

The funding and financing portion of this plan call for creative, efficient, and equitable funding and financing mechanisms to fully implement the Plan. While Tax Increment Financing (TIF) is the primary funding source for redevelopment initiatives in Lealman, the CRA will seek to leverage these funds with outside funding opportunities such as grants, tax credits, bonding, and securing public-private partnerships.

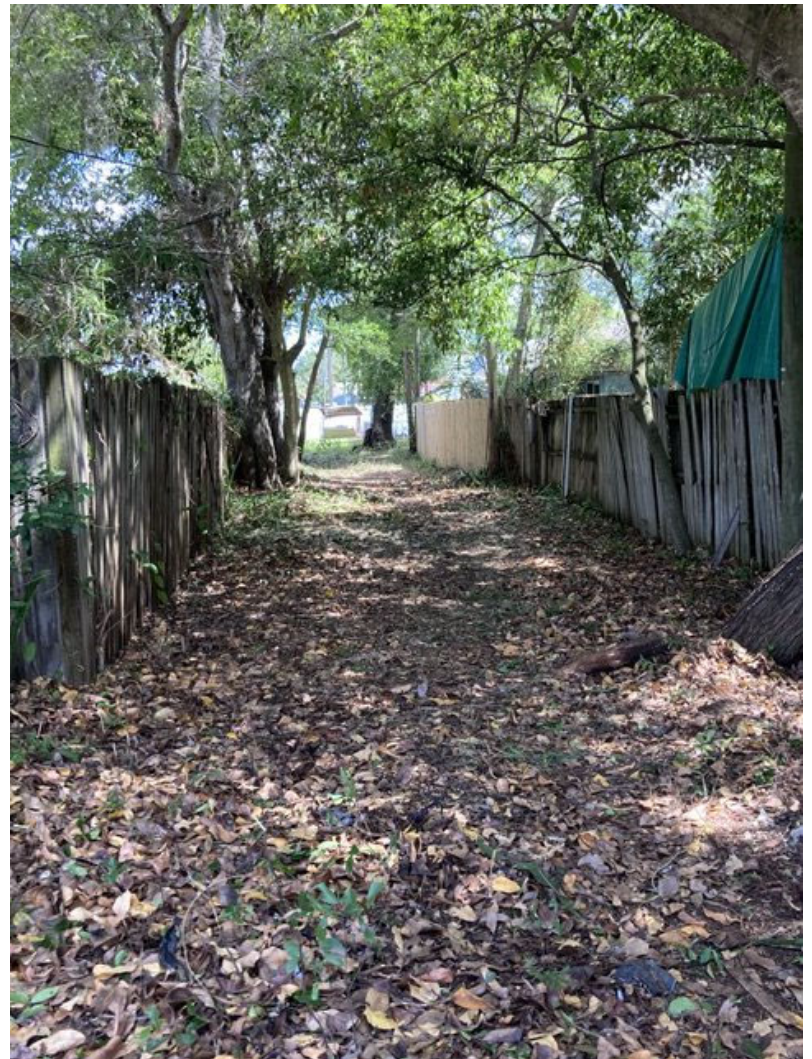


FY23 Proposed Programs & Projects

The following pages contain summary tables of programs and projects included in the FY22 Lealman Work Plan that are funded with CRA Tax Increment Financing (TIF) and are presented here for approval of the not-to-exceed budget estimate shown. The summary tables also include the specific TIF funding source – either the local MSTU or Countywide collection – consistent with Pinellas County policy applicable to all CRA's under the Board of County Commissioner's jurisdictional authority.

The full FY22 Lealman Work Plan is included as Appendix A to this report and includes these programs reflected below that are funded with TIF by the Agency, as well as additional projects applicable to the Lealman CRA but funded with non-TIF revenue such as Penny for Pinellas or external funding sources.

Project Name	Lealman CRA Alley Program
Primary Objective Served	Objective 4 – Infrastructure and Transportation
Secondary Objective(s) Served	Objective 6 – Healthy Community; Objective 5 – Urban Form
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	The FY21 Alleyway Action Plan analyzed conditions of the 176 total alleyways in the CRA and identified strategies to improve them. In FY22 staff issued an Invitation to Bid procurement process to maintain alleys which has previously been identified as clear (94) and to begin clearing alleys that were classified as semi-clear (51). Island Way was selected to maintain cleared alleys and the Florida Dream Center was selected to begin clearing semi-clear and potentially alleys that were determined to be completely obstructed (31).
Project Status	In Progress: FY23 funding is proposed to continue this work, and discussions are underway about expanding this program to help activate and enhance some of our alleys.
Department Managing Project	CRA
Project Manager	Felix Nunez (CRA Coordinator)
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$150,000
FY23 Proposed Funding	\$150,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	Countywide TIF





Project Name	Residential Site Improvement Grant Program
Primary Objective Served	Objective 3 – Housing
Secondary Objective Served	Objective 5 – Urban Form
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	Existing grant program providing grants of up to \$10,000 for façade and site improvements visible from the street for homeowners. FY22 program modification includes capping eligibility to those earning 120% or less of Area Median Income (AMI).
Project Status	In Progress: Three homes complete (\$27,889.97), six applications approved for funding (\$56,700), eight additional applications in process (\$80,000) and seven additional applications anticipated (\$70,000).
Department Managing Project	CRA
Project Manager	Felix Nunez
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$300,000
FY23 Proposed Funding	\$300,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	Countywide TIF



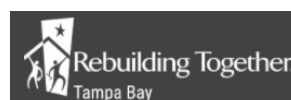


Project Name	Commercial Site Improvement Grant Program
Primary Objective Served	Objective 2 – Commercial
Secondary Objective(s) Served	Objective 1 – Economic Development and Innovation; Objective 5 - Urban Form
New or Existing Project/Program	Existing (with modified approach recommended below)
Project Location	CRA-wide
Project Description	Existing grant program provided matching grants for interior and exterior building and site improvements for commercial structures and sites. Matching funds available up to \$40,000 (up to \$20,000 for interior and \$20,000 for exterior).
Project Status	In Progress: Two applications approved for funding (\$66,196.05) and four additional applications anticipated (funding TBD).
Department Managing Project	CRA
Project Manager	Felix Nunez
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$240,000
FY23 Proposed Funding	\$240,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	Countywide TIF





Project Name	
Implement Home Investment (HIP) and Home Rehabilitation Programs (HRP)	
Primary Objective Served	Objective 3 – Housing
Secondary Objective(s) Served	Objective 4 – Urban Form; Objective 9 – Funding, Financing, and Management
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	In FY22 staff issued a Letter of Interest procurement process seeking Housing Services Providers to implement the Home Investment Program (HIP) and Home Rehabilitation Programs (HRP). Habitat for Humanity of Pinellas and West Pasco was selected to administer the HIP and Rebuilding Together Tampa Bay was selected for the HRP. Both programs are available to any property in the CRA and represent a balanced approach to supporting affordable housing needs while also offering a two-pronged strategy to address heavily, liened, blighted properties by offering residents who desire to remain in their homes but simply can't afford to address the liens an opportunity to participate in the HRP, while the HIP can address properties that may be bank-owned or owned by some other private real estate corporate entity that is incentivized to remedy the liens and sell the parcel to an interested developer.
Project Status	In Progress: Habitat for Humanity has acquired 10 contiguous properties near 28 th St. N. and 54 th Ave. and was conveyed five County-owned parcels through the procurement process. These fifteen properties have been earmarked for funding in the first year of the Agreement. Rebuilding Together Tampa Bay is developing an outreach strategy to work in tandem with Habitat on the liened properties while also supporting a targeted approach to areas surrounding the Lealman Exchange to provide a more noticeable impact on the neighborhood while also capitalizing on the significant investments the County is making in the area with the Lealman Exchange, Neri Park, and on 46 th Ave. N. with a sidewalk and two multi-family affordable housing developments.
Department Managing Project	CRA
Project Manager	Chris Moore
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$350,000 each for HIP and HRP
FY23 Approved Funding	\$500,000 each for HIP and HRP
FY24 Approved Funding	\$500,000 each for HIP and HRP
Total Budget	\$3,650,000 total for 3-year HIP and HRP Agreements (Agreement is on a calendar basis and balance of funds will be spent in FY25.)
Countywide or MSTU TIF	Countywide TIF





Project Name	Lealman CRA Sidewalk Program
Primary Objective Served	Objective 4 – Infrastructure and Transportation
Secondary Objective(s) Served	Objective 5 - Urban Form
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	The Lealman CRA Sidewalk Program is intended to make strategic sidewalk connections identified in the Linking Lealman Mobility Plan as well as those identified to support other capital projects. FY22 funding was provided for a connection from 40th St. N. to 46th Ave. to support improvements made to a Neri Park entrance at the intersection of Lown St. and 40th St.
Project Status	In Design: Construction is anticipated to begin mid-July and last 8 weeks.
Department Managing Project	Public Works
Project Manager	Jeff Antonacci
Design Start Date	6/14/2021 (40 th St. N. connection)
Design End Date	7/1/2022 (40 th St. N. connection)
Construction Start Date	7/15/2022 (40 th St. N. connection)
Construction End Date	9/15/2022 (40 th St. N. connection)
FY22 Approved Funding	\$200,000
FY23 Proposed Funding	\$200,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	Countywide TIF





Project Name	Lealman CRA Mural Program
Primary Objective Served	Objective 5 – Urban Form
Secondary Objective(s) Served	Objective 1 – Economic Development and Innovation; Objective 6 – Healthy Community
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	Partnership with Creative Pinellas to implement up to five murals on public or private property located within the CRA. (Site specific conditions such as mural subsurface, structure height, square footage/number of walls ultimately determine total number of murals painted.)
Project Status	In Progress: Four murals were painted in FY22. Two were on the 28 th St. corridor adjacent to the Joe’s Creek Industrial Park, one was at the Lealman Exchange and the fourth was at Neri Park.
Department Managing Project	CRA
Project Manager	Chris Moore
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$50,000
FY23 Proposed Funding	\$50,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	MSTU TIF





Project Name	Promotional/Special Events (PSE) Grant Program
Primary Objective Served	Objective 8 – Branding, Marketing and Promotion
Secondary Objective(s) Served	Objective 1 – Economic Development and Innovation; Objective 6 – Healthy Community
New or Existing Project/Program	New
Project Location	CRA-wide
Project Description	The purpose of the proposed grant program is to help fund special events and/or promotional activities within the CRA that promote the goals and objectives of the Lealman CRA Plan.
Project Status	A Lealman community events committee has been formed to help manage and coordinate Lealman community events. The goal is to produce a calendar of events reflecting the events currently available to the community as well as identifying other events such as tree lighting, movies in the park, festivals, and parades.
Department Managing Project	CRA
Project Manager	Chris Moore
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Funding Approved Funds	N/A
FY23 Funds Proposed	\$20,000
FY24 Funds Proposed	TBD
Countywide or MSTU TIF	MSTU TIF



Project Name	Transit Stop Improvements
Primary Objective Served	Objective 4 – Infrastructure and Transportation
Secondary Objective(s) Served	Objective 5 – Urban Form
New or Existing Project/Program	New
Project Location	CRA-wide
Program Description	Installation of bus stop shelters in collaboration with PSTA, which has a 50%/50% matching grant fund for eligible stops meeting certain ridership criteria. U.S. 19 and 46 th Ave. N. was the first shelter completed.
Project Status	In Progress: Low ridership and right of way constraints has limited the number of shelters eligible for the 50%/50% matching funds from PSTA. Staff has had discussions with PSTA to relocate the shelter in front of the Lealman Exchange in FY23 but it would not be eligible for the 50%/50% match due to not meeting ridership criteria.
Department Managing Project	CRA
Project Manager	Chris Moore
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$60,000
FY23 Proposed Funding	\$60,000
FY24 Proposed Funding	TBD
Countywide or MSTU TIF	Countywide TIF





Project Name	Lealman Gateway and Wayfinding Signage
Primary Objective Served	Objective 8 – Branding, Marketing and Promotion
Secondary Objective(s) Served	Objective 5 – Urban Form
New or Existing Project/Program	Existing
Project Location	CRA-wide
Project Description	Project includes designing a Lealman logo and gateway and wayfinding signage and identification of appropriate locations throughout the CRA. Intent is to help support the community’s identity, create a “sense of place” and foster community pride.
Project Status	In Progress: In FY22 staff created the logo for Lealman after an intensive public outreach process with residents, community stakeholders and the CRA Advisory Committee. Staff has completed the procurement process for the gateway and wayfinding signs and fabrication has begun. Four locations have been identified as construction ready with installation anticipated prior to end of FY22.
Department Managing Project	Public Works
Project Manager	Gina Harvey
Design Start Date	11/1/2021
Design End Date	1/31/2022
Construction Start Date	8/1/2021
Construction End Date	Ongoing as locations become site-ready (easements, permits, etc.)
FY22 Approved Funding	\$300,000
FY23 Proposed Funding	\$25,000 (maintenance reserve for any damaged signs)
FY24 Proposed Funding	\$25,000 (maintenance reserve for any damaged signs)
Countywide or MSTU TIF	Countywide TIF





Project Name	Lealman Exchange Strategic Plan Implementation
Primary Objective Served	Objective 7 – Sustainability
Secondary Objective(s) Served	Objective 9 – Funding, Financing, and Management; Objective 8 – Branding, Marketing and Promotion
New or Existing Project/Program	Existing
Project Location	Lealman Exchange
Project Description	Public/Private Partnership with St. Petersburg Foundation to manage maintenance operations and programming consistent with the facility’s strategic plan, which calls for supporting economic empowerment, educational advancement, health and wellness, character and leadership and community connectivity through a Collective Impact model. Community Foundation of Tampa Bay has pledged \$210,000 to support the effort and the Tampa Bay Partnership has provided a \$25,000 grant.
Project Status	In Progress: Lealman partner outreach has begun, and 45 additional organizations have expressed interest in participating in the Collective Impact model. Community partners have been identified to support the kitchen build out and programming. Partnership with Pinellas Public Library Cooperative (PPLC) has been expanded to include the Exchange as a pickup/drop off location, providing residents access to check out books from any participating member library in addition to the electronic resources (e-books, databases, etc.) currently available in the computer lab. August 1 has been targeted for complete transition of facility maintenance operations.
Department Managing Project	CRA
Project Manager	Chris Moore
Design Start Date	N/A
Design End Date	N/A
Construction Start Date	N/A
Construction End Date	N/A
FY22 Approved Funding	\$250,000
FY23 Approved Funding	\$200,000
FY24 Approved Funding	\$175,000
Total Approved Funding	\$625,000 total for 3-year Agreement
Countywide or MSTU TIF	MSTU TIF



ST. PETERSBURG
FOUNDATION



COMMUNITY
FOUNDATION
OF TAMPA BAY



Appendix A:

FY23 Proposed Lealman CRA Work Plan



Proposed FY23 Lealman CRA FY22 Work Plan



#	Estimated Completion	Project / Program Name	Status	Percent Complete	Funding Entity	FY22 Funds Approved	FY23 Funds Proposed	Project Description	Primary Lealman CRA Plan Objective Addressed	Secondary Lealman CRA Plan Objective Addressed
1	ONGOING	Lealman CRA Alley Program	In Progress	ONGOING	CRA	\$ 150,000	\$ 150,000	Program has started. Both vendors (alley clearing and regular maintenance) have begun work.	Objective 5 – Urban Form	Objective 4 – Infrastructure and Transportation
2	ONGOING	CRA Residential Site Improvement Program	In Progress	ONGOING	CRA	\$ 300,000	\$ 300,000	\$10,000 grant program for residential façade and site improvements visible from the street available to residents earning 120% AMI or less. Six FY22 applicants have been approved, executed contracts and been issued Notices to Proceed.	Objective 3 – Housing	Objective 5 – Urban Form
3	ONGOING	CRA Commercial Site Improvement Program	In Progress	ONGOING	CRA	\$ 240,000	\$ 240,000	Up to \$40,000 is available via a matching grant program for interior exterior commercial building and site improvements. Two FY22 applications have been approved, contracts executed and Notices to Proceed issued.	Objective 2 – Commercial	Objective 9 – Funding, Financing, and Management
4	ONGOING	Home Investment Program (HIP)	In Progress	ONGOING	CRA	\$ 350,000	\$ 500,000	The HIP supports construction of new affordable single-family homes. Habitat for Humanity selected through a Letter of Interest procurement process. Contract approval is on the 6/21 Community Redevelopment Agency agenda.	Objective 3 – Housing	Objective 9 – Funding, Financing, and Management
5	ONGOING	Home Rehabilitation Program (HRP)	In Progress	ONGOING	CRA	\$ 350,000	\$ 500,000	The HRP will provide funding for new roofs, windows and doors for residential single family homes with low-income owners. Rebuilding Together Tampa Bay selected through a Letter of Interest procurement process. Contract approval is on the 6/21 Community Redevelopment Agency agenda.	Objective 3 – Housing	Objective 9 – Funding, Financing, and Management
6	ONGOING	Lealman CRA Sidewalk Program	In Progress	ONGOING	CRA	\$ 100,000	\$ 200,000	Program to implement fill sidewalk gaps in strategic locations. First location is a sidewalk connection on 40th St. N. from 46th Ave. N. to Neri Park entrance at intersection of Lown St. and 40th St. Design is at the 90% stage, with construction anticipated for August 2022.	Objective 4 – Infrastructure and Transportation	Objective 6 – Healthy Community
7	ONGOING	Lealman CRA Mural Program	In Progress	ONGOING	CRA	\$ 50,000	\$ 50,000	Partnership with Creative Pinellas to implement CRA mural program. Four murals were completed with FY21 funding. Site selection for FY22 funding has begun and staff is seeking interested commercial applicants.	Objective 5 – Urban Form	Objective 1 – Economic Development and Innovation
8	ONGOING	Promotional/Special Events (PSE) Grant Program	Planned	ONGOING	CRA	\$ -	\$ 20,000	Purpose of the grant program is to help fund special events and/or promotional activities within the CRA that promote the goals and objectives of the Lealman CRA Plan.	Objective 8 – Branding, Marketing and Promotion	Objective 1 – Economic Development and Innovation
9	ONGOING	Lealman Exchange Strategic Plan Implementation	In Progress	ONGOING	CRA	\$ 250,000	\$ 200,000	St. Petersburg Foundation selected through a procurement process to manage the facility and provide programming focused on economic empowerment, educational advancement, health and wellness, character and leadership and community connectivity.	Objective 7 – Sustainability	Objective 9 – Funding, Financing, and Management
10	ONGOING	Transit Stop Improvements	In Progress	ONGOING	CRA	\$ 60,000	\$ 60,000	First bus shelter complete. No additional stops in the CRA qualify for the PSTA matching grant funds due to limited ridership. Additional stops under consideration that would forgo the PSTA funds.	Objective 4 – Infrastructure and Transportation	Objective 7 – Sustainability

*Budget estimates contained in this Work Plan for capital projects are conceptual-level estimates only and will be further refined in the preliminary design and engineering phase of the respective projects.



Proposed FY23 Lealman CRA FY22 Work Plan



#	Estimated Completion	Project / Program Name	Status	Percent Complete	Funding Entity	FY22 Funds Approved	FY23 Funds Proposed	Project Description	Primary Lealman CRA Plan Objective Addressed	Secondary Lealman CRA Plan Objective Addressed
11	ONGOING	Streetscaping / Placemaking / Gateway & Wayfinding Signage	In Progress	75%	CRA	\$ 300,000	\$ 25,000	Lealman logo created and procurement process for sign installation has been completed. First sign toppers anticipated for installation in June. Wayfinding and first gateway signs anticipated installation anticipated for end of July. \$50,000 proposed for FY23 reflects funding for ongoing maintenance of any damaged signs.	Objective 8 – Branding, Marketing and Promotion	Objective 5 – Urban Form
12	FY22	Neri Park Entrance Enhancements [46th Ave N.]	In Progress	75%	CRA	\$ 250,000	\$ -	Pond restoration and landscaping complete. Neri Park mural complete. Parking lot paving complete. Playground equipment procurement process complete; delivery delayed due to supply chain disruptions but installation is anticipated for mid-August.	Objective 5 – Urban Form	Objective 1 – Economic Development and Innovation
13	FY22	Neri Park Entrance Enhancements [Lown St. & 40th St. N.]	In Progress	75%	CRA	\$ 50,000	\$ -	New amenities, shaded seating area and pet-friendly water fountain received and installation anticipated in June along with new fencing and gate. Sidewalk connection to provide safe access to 46th Ave. N. in design with construction anticipated in August.	Objective 5 – Urban Form	Objective 1 – Economic Development and Innovation
14	FY22	Lealman Park Enhancements	In Progress	75%	CRA	\$ 125,000	\$ -	New fencing has been installed. Parking lot paving, playground surface replacement, landscaping and irrigation installation along 54th Ave. N. anticipated to be complete over June and July.	Objective 5 – Urban Form	Objective 1 – Economic Development and Innovation
15	FY22	Division Drive Placemaking	In Progress	75%	CRA	\$ 25,000	\$ -	Design will include additional landscaping in triangular area of right of way to complement a gateway sign to be installed. New fencing and additional landscaping will be installed at the adjacent stormwater pond.	Objective 5 – Urban Form	Objective 1 – Economic Development and Innovation
16	ONGOING	Lealman Exchange Technology Initiatives	Planned	0%	CRA	\$ 25,000	\$ -	Initiative to support technology programming at the Lealman Exchange computer labs focused on educational and/or workforce development programming.	Objective 1 – Economic Development and Innovation	Objective 7 – Sustainability
17	FY23	Lealman Exchange Commercial Kitchen	Planned	0%	CRA	\$ 100,000	\$ -	Emergency Management secured a \$58,000 grant from the Duke Energy Foundation for commercial kitchen equipment to increase the facility's shelter capabilities. CRA will provide funding to complete the installation to allow the kitchen to be used for community programming during non-storm events.	Objective 6 – Healthy Community	Objective 1 – Economic Development and Innovation
Total FY23 Proposed CRA-TIF Funded Programs and Projects:							\$ 2,245,000			