



Clearwater North Greenwood CRA

Resolution Approving Delegation of Redevelopment Authority

**Board of County Commissioners
Public Hearing – May 11, 2021**

Recommended Action

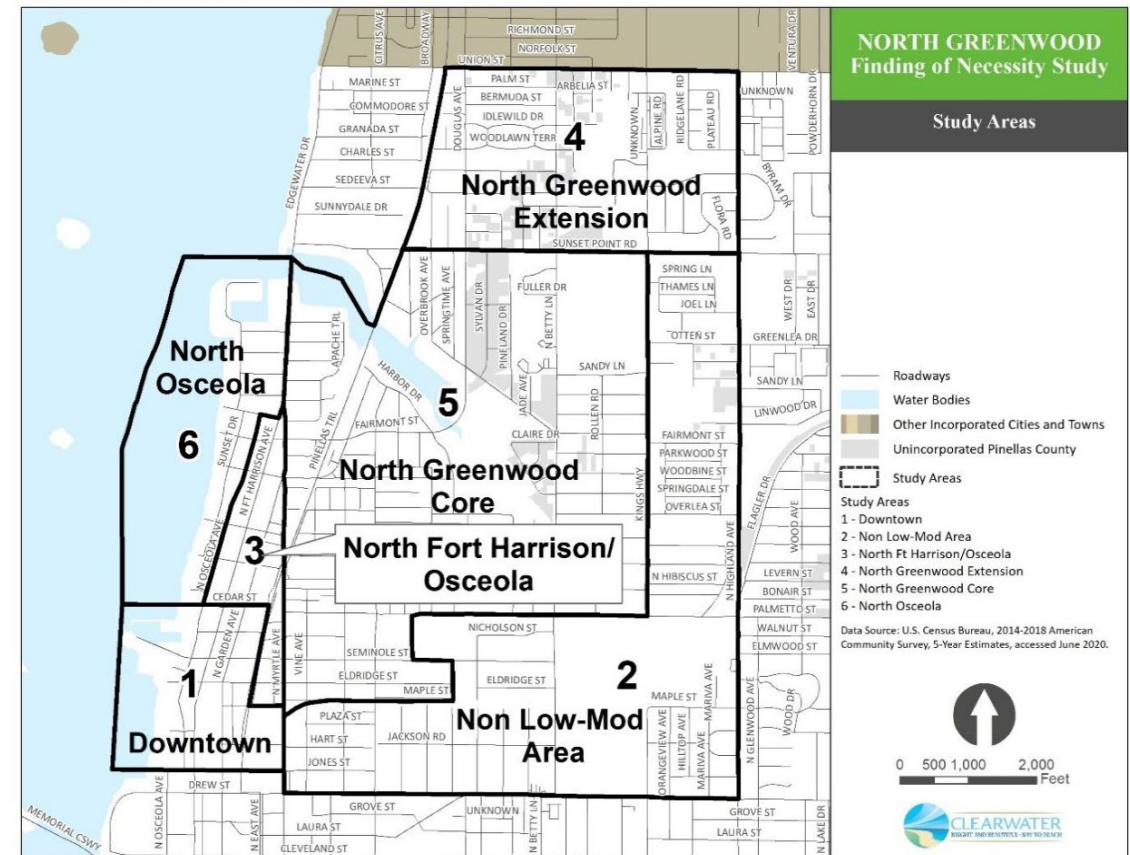
Adopt Resolution Accomplishing the Following:

- Finding of Blight in the North Greenwood Study Area
- Delegate Certain Redevelopment Powers to the City
- Authorize the City to Proceed with the Preparation of the North Greenwood Redevelopment Plan

Finding of Necessity Study Process

- City looked at six study areas for inclusion in the CRA
- Examined socio-economic data, crime/code statistics, and conducted fieldwork
- Preliminary conclusions - analysis supported a finding of blight for Study Areas #3 and #5
- Examined the combined area consisting of Study Areas #1, #3, and #5 and concluded that the analysis also supported a finding of blight.
- Recommendation to adopt combined Study Area

Map 1 – Study Area Locations



CRA Adoption Process



Completed Steps

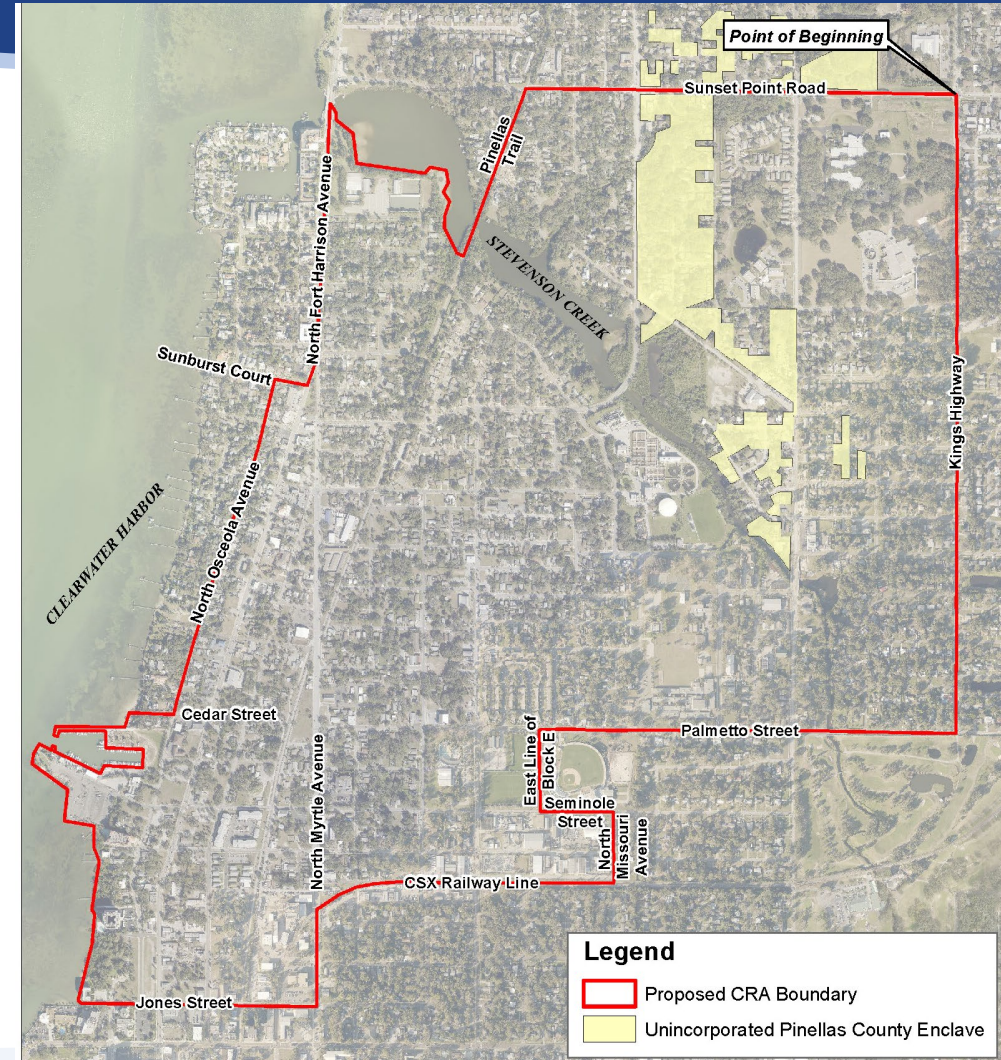
- Finding of Necessity (FON) Study Approved by City – October 14, 2020 (Res. 20-52)
- Letter Requesting Review – November 17, 2020
- County Comment Letter – January 19, 2021
- Receipt of City Responses – February 12, 2021
- BCC Work Session – April 8, 2021

Next Steps

- BCC Consideration of the Delegation of Authority (May 11, 2021)
- City CRA Planning Process (Est. Completion 1st Quarter 2022)
- City Approval of the CRA Plan
- County Review and Consideration of the CRA Plan (Scoring Criteria/TIF Contribution)

Proposed CRA Boundary

- Total Acreage - ±653.64
- Economic Impacts of Poverty At-Risk Zone
- FON identified 2 conditions of blight – meets state requirements
- Taxable Value - \$198,452,086
- Taxable value per acre - \$303,610
- OMB developed 20-year TIF projections (2.5% growth rate)
 - Projection - **\$6,247,144** total County TIF @ 95%



Questions/Comments?