




THE SUNSET CAPITAL OF FLORIDA

## MEMORANDUM

To: Wayne Saunders

From: Jennifer Bryla   
Community Development Director

Date: March 8, 2016

Re: Changes to December CRA Plan

The Community Development Department transmitted copies of the December 2015 CRA Plan to the 7 taxing authorities on December 21, 2015. Pinellas County is the only entity that has provided comments/concerns to the plan. Based on those comments the following text changes have been made to Community Redevelopment Plan dated December 2015 and adopted by the City Commission on March 8<sup>th</sup> in accordance with FS 163.360(6) The Plan was re-dated March at adoption:

- Page II of the Executive Summary – Change was made to further distinguish the Downtown Redevelopment Area and the Gulf Boulevard Area.
- Page IX of the Executive Summary – Change to numbers was made to reflect County's portion of increment to reflect 95% for years 0 to 15 and reduced to 70% in year 16 for the duration of the plan.
- Page 10 – Language was added to document the City's efforts via stormwater improvements to improve water quality of the adjacent water bodies, as this is a regional improvement it would be eligible for TIF funding.
- Page 21 – Added language that augments the wayfinding component of the Plan
- Page 21 – Added expanded language regarding the Community Complex functions
- Page 31 – Strategy 1.10 was amended to reflect a more accurate nomenclature of the community complex.
- Page 31 – Strategy 2.4 was amended to reflect that a garage was removed as a Capital Project in the Gulf Boulevard District. The location of a parking garage will be predicated on a traffic / circulation study and may be relocated based on the findings of that study.
- Page 32 – Strategy 3.5 was amended to reflect a more accurate nomenclature of the community complex.

## CRA Memo Continued

- Page 33 – Strategy 5.3 was amended at the request of the County to remove any reference to bonding money for parking garage and to further clarify the City will conduct a parking / circulation study prior to any decision being made regarding a parking garage..
- Page 34 – Strategy 7.2 was added in response to the County concern that the City's stormwater initiatives do not constitute regional improvements and do not address water quality of the bay.
- Page 36 – Strategy 8.5 was amended to add language that a study will be conducted for parking and circulation for the CRA as a whole.
- Page 61 – Change was made to reflect the revised TIF capture rate.
- Page 64 – Figure 5-12 was changed to reflect the revised TIF capture rate.
- Page 65 – Added label to Figure 5-13 and revised Figure to reflect TIF capture rate.
- Page 71 – Table 6-1 CIP for the Downtown District was revised to reflect a reduction in streetscape improvements in the Downtown District in order to balance the revenues and expenditures. A change was also made to the Nomenclature of the Community Complex.
- Page 72 – Table 6-1 CIP for the Gulf Boulevard District was revised to reflect the removal of the parking garage and the total changes in the CIP projects.
- Page 73 – Clarifies that if a parking study supports the inclusion of a parking garage, the location may change depending on County input and study findings.
- Page 73 – In response to County comment, further clarified the footnote from table 6-1 that the improvements outlined in the table are in addition to the LOST fund set aside for the Gulf Boulevard improvements.
- Page 75 – At the request of the County, removed language explaining that TIF money could be used for the O&M costs for those elements that are above and beyond standard operating elements in the district.