

PINELLAS COUNTY
COMMUNITY REDEVELOPMENT AREA (CRA) POLICY BACKGROUND

CRA Status and Contribution Summary

The following table provides a status summary for the each of the active CRAs.

Community Redevelopment Area	Year Established	Established County TIF	Last Action/Amendment/ Review/Extension	Current County TIF	Subject to 2021 County Policy	FY24 County TIF Payment****	County Contribution Projections FY25 thru Sunset**	Base Year Taxable Value***	FY25 Taxable Value***	Advisory Board	Mid-Term Review	Sunset Year
Clearwater Downtown	1982	95%	2023	95%	N	\$2,577,489	\$25,746,541	\$504,810,484	\$1,196,701,543	N	Completed 2018	2034
Clearwater North Greenwood	2023	95%	-	95%	Y	\$158,148	\$4,070,233			Y	2033	2043
Dunedin*	1988	95%	2023	95%	N	\$1,095,712	\$13,261,491	\$35,411,500	\$305,565,426	Y	2026	2033
Largo West Bay Drive*	2000	95%	2021	95%	N	\$852,496	\$6,872,843	\$92,870,800	\$296,004,645	Y	Completed 2020	2030
Clearwater Largo Road	1995	None	2023	NA	N	-	-	-	-	-	-	2037
Oldsmar	1996	95%	-	95%	N	\$476,519	\$1,579,882	\$16,876,400	\$133,003,674		-	2026
Lealman	2016	95%	-	95%	N	\$2,736,754	\$95,659,107	\$476,996,474	\$1,174,924,607	Y	2032	2046
Pinellas Park	1990	85%	-	85%	N ^x	\$2,294,478	\$68,953,855	\$206,623,100	\$863,913,481	N	2030	2041
Pinellas Park Expansion	2020	90%	-	90%		\$456,028		\$269,000,286	\$408,738,833			
Safety Harbor*	1992	95%	2024	50%	Y	\$497,628	\$3,376,865	\$31,944,080	\$259,839,493	Y	-	2032
St Pete Intown*	1982	95%	2024	50%	N	\$7,012,389	\$73,565,116	\$107,877,800	\$3,774,385,501	N	Completed 2019	2032 (or at earlier payout)
South St. Pete*	2015	85%	-	85%	N	\$5,935,519	\$189,682,680	\$530,060,443	\$2,286,643,881	Y	2031	2045
Tarpon Springs	2001	95%	-	95%	N	\$418,249	\$3,501,155	\$41,037,900	\$144,884,488	N	3-Year reviews	2031
TOTAL:						\$24,511,409	\$486,269,768	\$2,281,565,187	\$10,844,605,572	-	-	-

***BOLDDED/HIGHLIGHTED CRAS:** Respective Ordinance limits the County's ability to reduce TIF contributions while outstanding debt is secured by County TIF funds.

**2024 Taxable Values were utilized in the projections for FY25 to sunset. These are estimates and assume an unchanging millage rate.

***Based on 2024 DR-420 and 2024 Tax roll summary from PAO. (Base Year and Current Year Taxable Values)

****FY24 TIF payment provided from OMB.