



## Cover Memorandum/Staff Report

**File #:** 23-235 CRA

**Agenda Date:** 11/16/2023

**Item #:** 6M.

**TO:** CRA Board of Commissioners  
**FROM:** Rachelle Eloizin, Community Liaison  
**THROUGH:** Renée A. Jadusingh, Esq., Executive Director  
**DATE:** November 16, 2023

### **PAINT-UP & SIGNAGE FUNDING AGREEMENT - HNM ARCHITECTURE (143 SOUTH SWINTON AVENUE, CRA SUB AREA #2)**

#### **Recommended Action:**

Approve a Paint-Up & Signage funding assistance agreement with HNM Architecture for the proposed exterior signage improvements at 143 South Swinton Avenue, within CRA sub-area #2, for an amount not to exceed \$2,924.

#### **Background:**

The Paint-Up & Signage Program was originally established by the Delray Beach Community Redevelopment Agency (CRA) in 2007 to encourage existing building owners or tenants to improve the exterior of their buildings through a new coat of paint and was later expanded to include signage. The program helps to enhance the aesthetics of neighborhoods in the CRA district by facilitating minor cosmetic improvements such as exterior painting and signage projects, with a maximum possible grant award of \$5,000.

Founded in 2003 by cofounders and principals Michael W. Hanlon and Jaime O. Mayo, HNM Architecture is a design firm relocating to this commercial space at 143 South Swinton Avenue, in the Old School Square Historic District. They are near completion on the interior renovations of this building and are preparing for exterior enhancements like signage, landscaping, and painting. HNM Architecture's relocation to this space will accommodate their growing staff of architects, project managers and consultants providing architectural design and engineering services such as commercial office, industrial distribution & manufacturing facilities, religious facilities, medical offices, educational facilities, restaurants, retail, vast array of tenant improvement, community centers, recreational parks, historic restoration and performing arts centers.

HNM Architecture is requesting funding assistance through the Paint-Up & Signage Program, to pay 50% of eligible signage costs, up to \$5,000. Based on the two estimates submitted by the applicant, the proposed signage improvements have an estimated cost of \$5,848 and \$7,009, respectively. As such, the applicant is eligible to receive total funding assistance for the maximum amount of \$2,924, which is 50% of the lowest bid.

The Historic Preservation Board approved the request for the installation of 2 signs on the exterior of this commercial structure pending final action from the City Commission at a City Commission meeting on November 14, 2023. A color change approval is not required for this project as painting had already commenced at the time of their application for the Paint Up & Signage Program. If the funding request is approved, the Applicant anticipates that the signage project will be fully completed by in early 2024.

A Paint-Up & Signage Award would help further the CRA mission by assisting with the cost of exterior improvements, thereby improving blighted conditions in Sub-Area #2 of the CRA District.

Attachments: Exhibit A - Location Map; Exhibit B - Photos of Existing Conditions (Signage); Exhibit C - Funding Detail Sheet; Exhibit D - Historic Preservation Board Approval Letter; Exhibit E- Paint-Up & Signage Funding Program Guidelines

**CRA Attorney Review:**

N/A

**Funding Source/Financial Impact:**

Funding has been allocated from CRA Grant Program GL #7313.

**Overall need within the Community Redevelopment Area from Delray Beach CRA**

**Redevelopment Plan:**

**Removal of Slum and Blight**

Land Use

**Economic Development**

Affordable Housing

Downtown Housing

Infrastructure

Recreation and Cultural Facilities