



Delray Beach Community Redevelopment Agency

February 2024 Property Management Report

Residential Rental Properties

All Residential Rental Properties are managed by the Delray Beach Housing Authority and the Delray Beach Community Land Trust.

Commercial Properties

- 182 NW 5th Avenue (Tenant)
- 186 NW 5th Avenue (Vacant)
- 135 NW 5th Avenue (West Settlers Building – Mixed Use)
- 700-714 W Atlantic Avenue (Single-Story Tenant Building)
- 313 NE 3rd Street (Arts Warehouse)
- 98 NW 5th Avenue (Two Story Building)
- 805 West Atlantic Avenue (Environmental Remediation/Vacant)
- 20 & 22 N Swinton Avenue (CRA Office Buildings)

Park

- 46 SW 9th Avenue – Rev. Dr. JWH Thomas Jr. Park

Parking Lots

- 57 SW 5th Avenue
- 95 SW 5th Avenue
- 46 SW 9th Avenue
- 40 NW 5th Avenue
- 215 SE 2nd Avenue
- 362 NE 3rd Avenue
- 32 SW 4th Avenue

*Note: All other properties are vacant lots.

CRA Managed Properties

700 West Atlantic Avenue –

Preparation for demolition has commenced. Notices have been sent to all current tenants. Commercial Backflow installed for future development. A request to extend the SWA Grant beyond April 30, 2024 has been made.

23 NW 7th Avenue –

Preparation for demolition of unused parking lot has begun – gathering quotes for the demolition work.

36 SW 6th Avenue –

TUA for City Contractor to use the property for parking and staging as it relates to the City Sidewalk/ ADA Improvement Project extended until July 2024

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46 and 48 SW 6th Avenue –

TUA for CRA Contractor to use the properties for parking and staging as it relates to the 95 SW 5th Avenue development project.

805 West Atlantic Avenue –

Additional testing and monitoring is ongoing – as needed by the State of Florida and Palm Beach County to complete remediation of the site.

135 NW 5th Avenue –

Roof replacement permit approved and work has commenced and is expected to be complete by the end of February 2024.

98 NW 5th Avenue –

Preparation for tenants has begun – assignment of suite addresses. Next steps – preparation of utility accounts and preparation of sign application package.

313 NW 3rd Street –

Exterior building lighting (decorative) is being planned.

Other –

Ongoing maintenance, pressure washing, and trash pickup continue for CRA- owned and managed properties.

No Trespassing, No Loitering, and No Illegal Dumping Signs are being placed on all CRA Properties and all trespass affidavits with the City of Delray Beach for all proeprties are up to date.

Furture tree planting is being planned for various CRA-owned properties in collaboration with the City of Delray Beach and Community Greening.