

EXHIBIT F - PROJECT NARRATIVE



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Narrative Description of project at 131 NW First Avenue, Delray Beach

Donna and Joseph Marion have owned the property reference above for approximately 17 years. The property is zoned for commercial and residential use. Donna and Joseph Marion plan to keep the dual zoning.

Marion Associates, LLC, which is owned 100% by Joseph Marion, uses the property as headquarters for its' operations (please see Item C- Marion Associates Business Plan for details). In order to expand those operations, the property needs to be repaired and expanded.

Marion Associates is requesting funding assistance from the CRA for the commercial portion of the renovation. Joseph and Donna Marion will provide funding for all the remaining costs of the renovation. (See the attached Item-E financial ability.)

The plans which have been approved by the Delray Beach Historic Preservation Board, call for the property to maintain its' historical look while allowing for the necessary expansion and modernization of the facilities.

The Marion's dedication to preserving the historic aspects of the property will help the CRA District retain its charm and uniqueness, while at the same time creating a showcase property across the street from City Hall. The immediate use of the property by Marion Associates will allow for the high-tech business to add employees and remain in Delray Beach for the foreseeable future. In future years, the property will serve the needs of most small to medium sized businesses needing a first-class headquarters in downtown Delray Beach.