



## Cover Memorandum/Staff Report

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**File #:** 24-054 CRA

**Agenda Date:** 7/23/2024

**Item #:** 7L.

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**TO:** CRA Board of Commissioners  
**FROM:** Christine Tibbs, Assistant Director  
**THROUGH:** Renée A. Jadusingh, Esq., Executive Director  
**DATE:** July 23, 2024

### ISSUE NOTICE OF INTENT TO DISPOSE FOR 617 NW 2ND STREET

#### **Recommended Action:**

Approve the issuance of a Notice of Intent to Dispose for 617 NW 2nd Street for purposes related to infrastructure improvements to be performed by the City of Delray Beach.

#### **Background:**

On February 27, 2024, the CRA Board approved the purchase of 617 NW 2nd Street (Subject Property). The Subject Property is located in the Northwest Neighborhood of The Set (CRA Sub-Area #4) and is a vacant lot that is approximately 0.0927 acres and zoned R-1-A, Single Family Residential.

At the time of purchasing the Subject Property, CRA staff discussed with City of Delray Beach staff about the planned NW Neighborhood infrastructure improvements that are currently in design and it was determined that the Subject Property would assist the City in constructing those necessary infrastructure improvements in the CRA District.

As such, the CRA recommends issuing the Notice of Intent to Dispose to dispose of the Subject Property for purposes related to the improvement of public infrastructure.

Eligible, qualified proposers will include only those that intend to use the Subject Property for a purpose related to the improvement of public infrastructure.

The CRA Board will have the sole and absolute discretion to award the CRA-owned Subject Property to the eligible, qualified, and responsive proposer in a manner that serves the best interests of the CRA. Upon the award of an acceptable proposal by the CRA Board, and an executed, negotiated agreement with a successful proposer as well as the successful proposer's compliance with conditions precedent to closing, the CRA will close on the Subject Property as described the Notice of Intent to Dispose, or as agreed to pursuant to the agreement(s) between the successful proposer and the CRA.

The intent of the CRA is to issue the Notice of Intent to Dispose in late Summer or Fall 2024 and have the Proposal Submittal Due Date be 30 days later, as required by Florida Statutes 163.380. The full Notice of Intent to Dispose will be available to view online on the CRA's website, [www.delraycra.org](http://www.delraycra.org), and hard copies will be available upon request.

At this time, CRA staff is seeking approval to issue the Notice of Intent to Dispose for the CRA-owned property located at 617 NW 2nd Street for purposes related to the improvement of public infrastructure.

Attachment(s): Exhibit A - Location Map; Exhibit B - Notice of Intent to Dispose

**CRA Attorney Review:**

The CRA Legal Counsel will review all documents per the CRA Purchasing Policies and Procedures.

**Finance Review:**

N/A

**Funding Source/Financial Impact:**

N/A

**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