



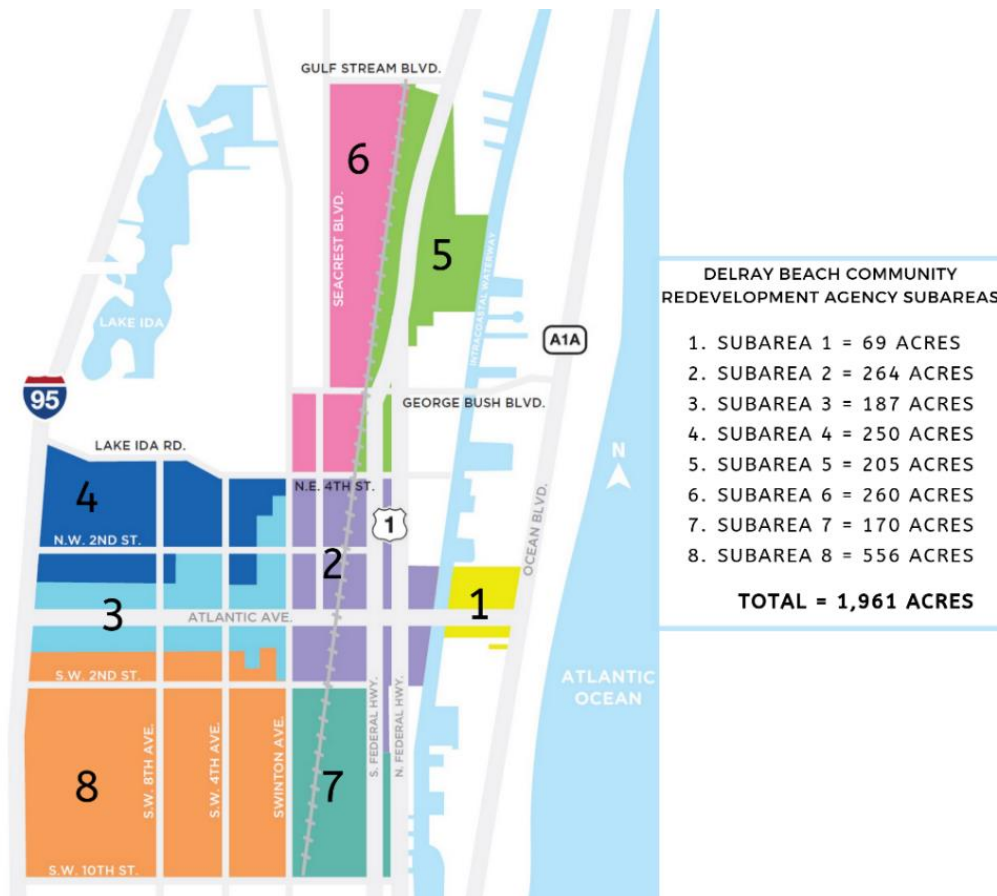
Delray Beach Community Redevelopment Agency

May 2020 Monthly Work Plan Report

OVERVIEW

On October 1, 2019, the CRA Board of Commissioners adopted the Work Plan and Budget for Fiscal Year 2019-2020. The Work Plan and Budget include projects and programs that emphasize the elimination of slum and blight through street beautification, improved mobility, preservation and development of affordable housing, commercial development, planning initiatives, historic preservation, and economic development initiatives within the CRA District which is divided into 8 Sub-Areas.

This report provides an overview of the status of the projects and programs in the Work Plan and other CRA activities within the CRA District Sub-Areas.



<u>Overview of Projects by CRA Sub-Area</u>	
<u>Sub-Area 1</u> N/A	<u>Sub-Area 5</u> N/A
<u>Sub-Area 2</u> <ul style="list-style-type: none"> NE 3rd Street/NE 3rd Avenue Improvements 	<u>Sub-Area 6</u> N/A
<u>Sub-Area 3</u> <ul style="list-style-type: none"> SW 600-800 W. Atlantic Avenue Development NW 600 Block Redevelopment 98 NW 5th Avenue Rehabilitation 95 SW 5th Avenue Development 22 N. Swinton Avenue Rehabilitation 	<u>Sub-Area 7</u> <ul style="list-style-type: none"> Osceola Park Neighborhood Imp. (CIP)
<u>Sub-Area 4</u> <ul style="list-style-type: none"> Pompey Park Master Plan (CIP) NW Neighborhood Improvements (CIP) 	<u>Sub-Area 8</u> <ul style="list-style-type: none"> SW 3rd Court, SW 4th Street, SW 6th Street, and SW 7th Avenue (CIP) SW Neighborhood Alleys (CIP) Merritt Park Playground (CIP) Corey Isle Workforce Housing Carver Square Workforce Housing
<u>Projects in Multiple Sub-Areas</u>	
<u>Sub-Areas 1-3</u> <ul style="list-style-type: none"> Connect Delray Beach – Downtown Connect 	<u>Sub-Areas 1-8</u> <ul style="list-style-type: none"> Connect Delray Beach - Freebee Wayfinding Signage CRA Redevelopment Plan

Redevelopment Projects/Improvements

Project Name	Phase	CRA Sub-Area	Update
Request for Proposals 600-800 Blocks of W. Atlantic Avenue	N/A	3	<u>Small Scale Land Use Map Amendment and Rezoning</u> : Request Land Use Amendment (Residential to Commercial): Approved. A 60 day extension was requested and approved by the CRA Board on 11-19-19. Deadline to submit application: 1-17-20. Developer was provided a 30 day notice to comply (CRA Board meeting; 1-28-20) Class V Site Plan and Conditional Use submitted to the City on February 2-27-20. Palm Beach County School Board Availability and Capacity (SCAD) application submitted to Palm Beach County School District on 2-28-20. The City issued comments to the Developer. The CRA has obtained a consultant to review and access the Developer's plans and City comments. Developer is addressing comments.
98 NW 5 th Avenue Renovation <u>CRA GL #: 6208</u>	Design	3	<u>Site Plan Approval</u> : Certificate of Appropriateness (COA) Class III (Site Plan Modification) and Variance request. Consultant addressed TAC comments and revised plans were resubmitted electronically to Development Services on 4-20-20. Once plans are deemed technically compliant, construction plans will be submitted to Building Department for review.
95 SW 5 th Avenue Design <u>CRA GL #: 6214</u>	Design	3	<u>Site Plan Approval</u> : Certificate of Appropriateness (COA) Class V (Site Plan Approval) request. Received TAC comments on 4-10-20. Consultant addressing TAC comments and preparing to resubmit to Development Services for review. Once plans are deemed technically compliant, construction plans will be submitted to Building Department for review. The Downtown Development Authority Board approved the project on 5-11-20.
Carver Square <u>CRA GL #: 6621</u>	Design	8	<u>Building Permits</u> : Construction plans for the four (4) single family models submitted for preliminary vertical construction to Building Department for plan review: 3-17-20. Civil drawings in design. 17 Right of Way (ROW) Sketch and Legal Documents approved for technical compliance. Documents prepared for execution. Process will require City Commission approval (consent). Coordination with FPL for underground service.
Corey Isle <u>CRA GL#: 6621</u>	Design	8	<u>Development Agreement</u> : Agreements with the CLT were Approved at the 11-19-19 CRA Board Meeting. <u>Re-Platting</u> : Plat recorded on 11-27-19 OR BK129/PG142. <u>Site</u> : Temporary Fence installed. Site work/pad preparation completed 3-31-20. <u>Construction Documents</u> : Master permit for vertical construction is approved. Individual permits for the first three (3) homes submitted to Building Department for plan review: 3-10- Received comments: 4-15-20. Consultant and General Contractor working to address comments and resubmit corrections and the remaining seven (7) permit packages for all SF homes proposed for the project. Ongoing coordination with City related to neighborhood improvements.

<p>22 N. Swinton Avenue Renovation Historic House House Relocation <u>CRA GL #: 8405</u></p>	<p>Design</p>	<p>3</p>	<p><u>Historic Structure Relocation:</u> Relocated on <u>11-17-19</u>. Housewarming Event: 3-6-20. <u>Entitlements:</u> Historic Preservation Board approved Relocation: 7-3-19. City Commission approved: 8-20-19. <u>Local Historic Designation Application and Report submitted on 1-24-20. Due to Covid-19: Tentatively Scheduled for the July 2020 Historic Preservation Board Meeting</u> for a recommendation of approval. Requires two (2) City Commission meetings (first and second reading) for final approval. <u>Renovation:</u> Design - Work Assignment: Synalovski, Romanik, Saye executed 1-13-20. Preparing to submit Certificate of Appropriateness (COA) Class IV Site Plan Modification: May 2020. Estimate 2-3 Months for review and approval. Consultant is finalizing drawings for site plan submittal to Development Services. <u>Construction:</u> Permits and RFP for Renovation: TBD. Temporary Construction Fence installed. Temporary ADA ramp approved and pending installation once CRA office reopens to the public.</p>
<p>NW 600 Block Redevelopment <u>CRA GL #: 5120</u></p>	<p>Conceptual Design</p>	<p>3</p>	<p><u>Entitlements:</u> <u>Future Land Use Map Amendment (FLUM) and Rezoning (RZ):</u> Planning and Zoning Board: Approved: 1-27-2020. City Commission: Approved: 3-3-2020 (first reading). City Commission: <u>Tentatively scheduled for 6-16-20 (second reading).</u> <u>Conditional Use:</u> Proposed use beyond 150 feet from Atlantic Avenue requires a Conditional Use. Cannot submit for review until FLUM and Rezoning are approved. Submittal: TBD. <u>CRA Conceptual Design:</u> Architect completed conceptual design and presented at the 11-19-19 CRA Board meeting. Received positive feedback. <u>Hatcher Construction-Ground Lease Conceptual Design:</u> Architect provided proposed elevations to the CRA for review on 11-19-19. The Developer has submitted formal site plan package to the Development Services Department for review. The City has issued comments to the Developer and is addressing comments and preparing to resubmit.</p>

Projects Completed

<p>Historic Wellbrock House Relocation <u>CRA GL#: 8405</u></p>	<p>Corey Isle Replat (Lot 1 and Lot 2) <u>CRA GL#: 6621</u></p>
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Capital Improvement Projects

CRA Managed

Project Name	Phase	CRA Sub-Area	Percentage Complete	Update
CRA Redevelopment Plan Amendment <u>CRA GL #: 8409</u>	N/A	1-8	N/A	CRA staff is working with the consultant to pause the project due to COVID-19. CRA staff and consultant will update the Board once the third public outreach meeting is scheduled.
Wayfinding Signage <u>CRA GL #: 5236</u>	Design & Implementation	1-3	N/A	This project is anticipated to be discussed at the 6-23-20 virtual CRA Board Meeting or a future meeting taking COVID-19 policies into consideration.
Fixed-Route Transportation Services <u>CRA GL #: 5320</u>	N/A	1-3	N/A	The vehicles are being fully wrapped. Look out for this once service resumes. The CRA has partnered with a Eat Better Live Better (EBLB), a Delray Beach Non-Profit organization, to provide meals and groceries to those in need. While the Downtown Connect shuttles are not providing service to the public, they are being utilized in collaboration with EBLB to deliver meals, and soon groceries, to those in need. The CRA is looking for ways to use this service to support the community.
Point-to-Point Transportation Services <u>CRA GL #: 5320</u>	N/A	1-8	N/A	CRA staff is working with Freebee to resume service taking COVID-19 policies into consideration.
SW Neighborhood Alleys <u>City Project #: 17-103</u> <u>CRA GL #: 5361</u> <u>CIP Proj. Map #: 7</u>	3 Alleys – Design	8	N/A	3 Alleys – AT&T, Comcast and CRA staff are resolving pole location issues.
324 & 325 NE 3 rd Ave Infrastructure Improvement Grant Water Main Project <u>CRA GL #: 5251</u>	N/A	2	N/A	<u>Grant Amount: \$250,000.00</u> A pre-construction meeting was held on 4-27-20. Work is scheduled to begin on 5-25-20. This project will tentatively last 1 month once work starts per the Contractor.

Projects Completed

Fixed Route Transportation Services (Procured and Services Started) <u>CRA GL #: 5320</u>	Point to Point Transportation Services (Procured and Services Started) <u>CRA GL #:5320</u>
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Capital Improvement Projects

City Managed

Project Name	Phase	CRA Sub-Area	Percentage Complete	Update
NW Neighborhood Improvements <u>City Project #: 17-020</u> <u>CRA GL #: 5622</u>	Design	4	N/A	<u>Craig A. Smith & Associates (CAS)</u> was awarded an agreement for the design of the NW Neighborhood Improvements for \$1,590,860.00. -CAS is working on survey, and subconsultant is cleaning drainage pipes. Traffic study is in progress. Additional information is available on the website: http://nwneighborhoodproject.com/
SW 3rd Court, SW 4th Street, SW 6th Street, and SW 7th Avenue <u>City Project #: 17-108</u> <u>CRA GL #: 5351</u>	Construction	8	Construction – TBD	<u>Baxter Woodman</u> was awarded an agreement for construction, engineering and inspection services (CEI) for \$587,416.00. <u>Ric-Man</u> was awarded an agreement for general contractor construction services (GC) for \$5,648,785.00. CRA coordination meeting with contractor and utility companies. -Neighborhood Resident Flyer was issued: 4-10-20. -Preconstruction meeting held: 4-22-20. -Tentative date to commence work: 6-15-20. Additional information is available on the website: http://sw4thstreet.com/ Social Media Page Links Below: https://www.facebook.com/SW4thStreet/ https://twitter.com/sw4th
Osceola Park Neighborhood Imp. <u>City Project #: 16-095</u> <u>CRA GL #: 5510</u>	Construction	7	Construction – TBD	<u>Baxter Woodman</u> was awarded an agreement for construction, engineering and inspection services (CEI) for \$495,953.00.00 <u>Ric-Man</u> was awarded an agreement for general contractor construction services (GC) for \$4,056,327.00. -Project hotline activated, social media posts and project website updated with project information: 4-16-20. -Public outreach notices issued: 4-22-20. -GC Notice to Proceed - Tentative: 5-20-20. -Tentative date to commence work: Early July 2020. -Tentative completion date for Phase I: Spring 2021. Additional information is available on the website: http://osceolaparkproject.com/ Social Media Page Links Below: https://www.facebook.com/OsceolaPark/ https://twitter.com/osceola_park
Swinton & Atlantic Intersection <u>City Project #:</u> <u>CRA GL #: 5253</u>	N/A	2 & 3	N/A	Consultant (TY Lin) is working on the design. T.Y. Linn designed four (4) conceptual drawings for the improvements. Staff and T.Y. Linn submitted the conceptual drawings to FDOT for initial approvals in July 2019. City PM scheduled progress meeting to discuss the final conceptual

				design with Staff: 10-30-19. Staff is waiting on direction from City Manager (CM). Upon approval from the CM, public outreach support will begin.
Old School Square Building Maintenance <u>City Project #: 17-010</u> <u>CRA GL #: 5201</u>	Construction	2	N/A	The project is completed and waiting for final inspection and as-built drawings from Shiff Construction along with final billing.
NE 3rd Street Improvements <u>City Project #: 11-024</u> <u>CRA GL #: 5251</u>	N/A	2	N/A	City is managing project. Coordination is ongoing. At this time, the City is writing the Service Authorization in order to have the consultant manage the project.
Old School Square Building Maintenance <u>City Project #: 17-092</u> <u>CRA GL #: 5201</u>	N/A	3	N/A	The City is waiting for last payment from contractor in order to close out project.

Projects Completed

Block 63 Alley City Project #: 15-001 <u>CRA GL #: 5360</u> NW 5th Avenue Alleys - Block 17 <u>City Project #: 15-040</u>	Sidewalks in CRA District Project <u>City Project #: 16-002</u>	SW Neighborhood Alleys <u>City Project #: 17-103</u>
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Parks & Recreation Projects

City Managed

Project Name	Phase	CRA Sub-Area	Percentage Complete	Update
Pompey Park Master Plan <u>City Project #: 16-102</u> <u>CRA GL #: 5661</u>	Design	4	Schematic Designs – 100%	Anticipated construction start date: Mid-2021. An RFQ for Design Services to prepare the Construction Documents was advertised. Four (4) proposals were received. The City is currently reviewing the top ranked proposer's fee schedule.

Projects Completed

Merritt Park Playground <u>CRA GL #: 5355</u>
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Development Services Projects

City Managed

Projects Completed

Osceola Park Master Plan
