



City of Delray Beach

Public Works Department

M E M O R A N D U M

www.mydelraybeach.com

TO: Renee Jadusingh, Executive Director, Community Redevelopment Agency

FROM: Missie Barletto, Public Works Director

DATE: March 21, 2021

SUBJECT: Additional funding request NE 3rd Avenue / Artist's Alley Streetscape Project

The City of Delray Beach has agreed to accept project management responsibilities for the NE 3rd Avenue / Artists Alley Streetscape project. As you are aware, the area has an extremely limited right of way. The initial design for this project attempted to meet the requirements of both the Americans with Disabilities Act (ADA) and City business district design criteria, which required the engineering design to propose improvements on private property adjacent to the City right of way causing an overall net loss of parking spaces. Implementation of this design required consensus from all property owners along the project corridor and signed agreements to allow the construction on private property. Both Community Redevelopment Authority (CRA) and City staff have worked diligently for several years to obtain these agreements to no avail. Several of the adjacent property and business owners remain unwilling to agree to the project design, primarily citing the loss of existing parking spaces directly in front of their address.

At this time, City staff proposes a new approach to this project which will incorporate a relaxation of the City business district design standards, while meeting the spirit of those standards and still meeting all mandatory criteria including ADA access for disabled persons and improving stormwater management design. The new design will gain space by minimizing the roadway width, perhaps requiring NE 3rd Avenue to become one-way with improved connections to Artist's Alley in the other direction to facilitate proper traffic flow. Additional outreach activities will be held with adjacent business and property owners to incorporate ideas for creating a unique business enclave in the Pineapple Grove area. The City will utilize Job Order Contracting (JOC) and the project will move forward as a design/build project to minimize loss of any additional time for completion.

The total cost for this project, including Construction Engineering and Inspection (CEI) is \$1,995,054. Currently we have secured \$1,804,690 in funding predominantly from the CRA and from just over \$150,000 in combined funding from the City's Stormwater Fund and Water/Sewer Network Fund. We are seeking an additional \$190,364 in funding from the CRA to complete this project.

Thank you in advance for your consideration of this request for additional funding.

Cc: Jennifer Alvarez, Interim City Manager
Duncan Tavaraz, Assistant City Manager
John Lege, Finance Director
Cynthia Buisson, Public Works Assistant Director
Christine Tibbs, CRA Assistant Director