



**AGENDA  
COMMUNITY REDEVELOPMENT AGENCY MEETING  
VILLAGE HALL COUNCIL CHAMBERS  
226 CYPRESS LANE ■ PALM SPRINGS, FL 33461  
SEPTEMBER 12, 2024  
6:00 PM**

**COUNCIL**

- Chairperson Bev Smith
  
- Vice-Chair Patti Waller
- Board Member Gary Ready
- Board Member Joni Brinkman
- Board Member Kim Schmitz
- Board Member Marta Padron (*Lake Worth Corridor District*)
- Board Member Fabiana DesRosiers (*Congress Avenue District*)

**ADMINISTRATION**

- Executive CRA Director Michael Bornstein       CRA Attorney Christy Goddeau
- Asst Executive CRA Director Kim Glas-Castro       CRA Clerk Kimberly Wynn

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*If a person decides to appeal against any decision made by the Board concerning any considered matter, they will need a record of the proceedings. For such purposes, they may need to ensure that a verbatim record of the proceedings is available. The recording includes the testimony and evidence upon which the appeal is to be based.*

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**CALL TO ORDER**

**ROLL CALL**

**ADDITIONS, DELETIONS OR MODIFICATIONS, AND APPROVAL OF AGENDA**

Motion	Second	Vote
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**ORDER OF BUSINESS**

1. **Palm Springs Community Redevelopment Agency (CRA) Meeting Schedule**

**for FY2025:** Motion for the approval of the Palm Springs Community Redevelopment Agency Meeting Schedule for FY 2025.

Staff: Kimberly Glas-Castro, Assistant Village Manager

Motion	Second	Vote
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2. **Resolution No. 2024R-02 - Palm Springs Community Redevelopment Agency (CRA) - FY 2025 Budget:** Motion to approve Resolution No. 2024R-02; submission of the FY 24-25 Palm Springs CRA Budget for the year beginning October 1, 2024, and ending September 30, 2025, to the Village Council for approval.

Staff: Kimberly Glas-Castro, Assistant Village Manager

Motion	Second	Vote
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**ADJOURNMENT**

**PUBLIC COMMENTS**

**CRA DIRECTOR / ASSISTANT DIRECTOR COMMENTS**

**CRA BOARD COMMENTS**

**NEXT MEETING  
THURSDAY, JANUARY 9, 2025, AT 6:00 PM**

# Village of Palm Springs

## Title VI/Nondiscrimination Policy

### I. Policy Statement:

The Village of Palm Springs values diversity and welcomes input from all interested parties, regardless of cultural identity, background, or income level. Moreover, the Village believes the best programs and services result from careful consideration of the needs of all its communities and when those communities are involved in the decision-making process. The Village does not tolerate discrimination in any of its programs, services, or activities. Pursuant to Title VI of the Civil Rights Act of 1964 and other federal and state authorities, the Village will not exclude from participation in, deny the benefits of, or subject to discrimination anyone on the grounds of race, color, national origin, sex, age, disability, religion, or family status.

### II. Persons with Disabilities:

Section 504 of the Rehabilitation Act of 1973, the Americans with Disabilities Act of 1990 (ADA) and related federal and state laws and regulations forbid discrimination against those who have disabilities. These laws require federal-aid recipients and other government entities to take affirmative steps to reasonably accommodate those with disabilities and ensure that their needs are equitably represented.

The Village will make every effort to ensure that its facilities, programs, services, and activities are accessible to those with disabilities. The Village will also make every effort to ensure that its advisory committees, public involvement activities and all other programs, services and activities include representation by communities with disabilities and disability service groups.

The Village encourages the public to report any facility, program, service, or activity that appears inaccessible to those who are disabled. Also, the Village will provide reasonable accommodation to individuals with disabilities who wish to participate in public involvement events or who require special assistance to access facilities, programs, services, or activities. Because providing reasonable accommodation may require outside assistance, the Village asks that requests be made at least three (3) business days prior to the need for accommodation. Questions, concerns, comments, or requests for accommodation should be made to the Village ADA Officer:

Name: Ashley Saingilus  
Address: 226 Cypress Lane, Palm Springs, FL 33461  
Email: [asaingilus@vpsfl.org](mailto:asaingilus@vpsfl.org)  
Phone: (561) 584-8200 Ext. 8421

### III. Complaint Procedures:

The Village has established a discrimination complaint procedure and will take prompt and reasonable action to investigate and eliminate discrimination when found. Any person who believes that he or she has been subjected to discrimination based upon race, color, national origin, sex, religion, age, disability or family status in any Village program, service or activity may file a complaint with the Village Title VI/Nondiscrimination Coordinator:

Name: Janette Piedra, Human Resources Manager  
Address: 226 Cypress Lane, Palm Springs, FL 33461  
Email: [jpiedra@vpsfl.org](mailto:jpiedra@vpsfl.org)  
Phone: (561) 584-8200 Ext. 8422



# Village of Palm Springs

## Executive Brief

**AGENDA DATE:** September 12, 2024

**DEPARTMENT:** Administration

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**ITEM #1:** Approval of Palm Springs Community Redevelopment Agency (CRA) Meeting Schedule for FY 2025

**SUMMARY:** The Village Code of Ordinances requires the Palm Springs Community Redevelopment Agency (CRA) to meet periodically during the year to address community and redevelopment matters.

Under the Uniform Special District Accountability Act, there must be reasonable public notice of each meeting. In addition, there is a requirement that a schedule of meetings that includes the date, time, and location be filed with the Village Council.

### **2025**

Thursday, January 9, 2025

Thursday, April 10, 2025

Thursday, September 11, 2025 (Tentative)

The meetings for the Palm Springs CRA are requested to be held at 6:00 P.M., before Council meetings at 6:30 P.M., at Village Hall in the Council Chambers located at 226 Cypress Lane, Palm Springs, FL 33461.

### **FISCAL IMPACT:**

There is no fiscal impact to the Village.

### **ATTACHMENTS:**

None



# Village of Palm Springs

## Executive Brief

**AGENDA DATE:** September 12, 2024

**DEPARTMENT:** Administration

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**ITEM #2:** Palm Springs Community Redevelopment Agency (CRA) Resolution No. 2024R-02 - FY 2025 Budget

**SUMMARY:** In accordance with state law, the proposed Resolution recommends a balanced annual budget for the Palm Springs Community Redevelopment Agency (CRA) in the amount of \$3,337,381 for Fiscal Year 2025 (FY 2025) beginning October 1, 2024, and ending September 30, 2025.

The proposed FY 2025 Palm Springs CRA Budget includes funding for both of the CRA's districts within the Village:

<b>CRA District:</b>	<b>Total Proposed FY25 Budget</b>
Congress Avenue District Budget	\$2,248,957
Lake Worth Road District Budget	\$1,088,424

**Note:** As a result, the proposed FY 2025 Budget for the Palm Springs Community Redevelopment Agency (CRA) is expected to receive the following revenues:

Palm Beach County - FY 2025 TIF Contribution: \$555,141  
Village of Palm Springs - FY 2025 TIF Contribution: \$555,141  
Village of Palm Springs - Recovered funds after ARPA: \$420,270

The proposed FY 2025 Budget includes the proposed transfer of \$420,270 of American Rescue Plan Act (ARPA) dollars to support the Congress Avenue Sanitary Sewer Force Main Improvements.

The gross taxable increment value for the recently created Palm Springs Community Redevelopment Agency (CRA) for FY 2025 is \$166,959,558. This is the fifth year that Palm Springs CRA will receive TIF funding from both the Village of Palm Springs and Palm Beach County at the Village's approved millage rate - a proposed \$3.50 per \$1,000 of taxable value.

A change in this year's budget is the addition of performance measures for every activity funded by the proposed budget. This is a new statutory requirement placed on all special districts. The CRA will be required to post a "scorecard" on its webpage that shows how well the CRA performed in meeting its objectives.

The Village Council held a budget workshop on July 25, 2024, to discuss the proposed budget and review staff recommendations. The proposed resolution would establish a recommended CRA budget for the upcoming fiscal year.

The proposed final Palm Springs CRA FY 2025 Budget, if approved by the Village Council, will be posted on the Palm Springs CRA website -<https://www.vpsfl.org/585/Village-of-Palm-Springs-CRA> - in accordance with state law.

If approved, the proposed/recommended FY 2025 CRA Budget will be presented to the Village Council for consideration on 1st reading during their September 12, 2024, Council Meeting. If approved on the 1st reading, the proposed FY 2025 Palm Springs CRA Budget will be presented to the Village Council for consideration on the 2nd and final reading during their September 26, 2024, Council meeting.

**FISCAL IMPACT:**

The proposed resolution recommends the operating budget for the Palm Springs CRA for the fiscal year beginning October 1, 2024 and ending on September 30, 2025.

**ATTACHMENTS:**

1. Proposed Resolution No. 2024R-02 - CRA Recommendation to Approve Budget
2. Palm Springs CRA FY 2025 Budget
3. FY25 Budget Consistency with Com Redev Plan
4. Status Report FY24
5. Implementation of CRA Community Redevelopment Plan Strategies - FY24 Activities

**RESOLUTION NO. 2024R-02**

**A RESOLUTION OF THE PALM SPRINGS COMMUNITY REDEVELOPMENT AGENCY OF THE VILLAGE OF PALM SPRINGS, FLORIDA, SUBMITTING A 2024 / 2025 FISCAL YEAR BUDGET TO THE VILLAGE OF PALM SPRINGS FOR THE YEAR BEGINNING OCTOBER 1, 2024 AND ENDING SEPTEMBER 30, 2025; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the Village Council of the Village of Palm Springs formed a Community Redevelopment Agency (CRA), pursuant to *Florida Statutes*; and

**WHEREAS**, the Palm Springs CRA has all of the powers and responsibilities of a Community Redevelopment Agency in accordance with Florida law;" and

**WHEREAS**, the Village Council of the Village of Palm Springs appointed the members of the Village Council plus two (2) additional members of the community to serve as the governing body of the Palm Springs CRA on November 14, 2019; and

**WHEREAS**, the Village of Palm Springs CRA has prepared a budget governing operating and capital expenditures for the Fiscal Year 2024 / 2025.

**NOW THEREFORE BE IT RESOLVED BY THE VILLAGE COUNCIL OF THE VILLAGE OF PALM SPRINGS, FLORIDA, AS FOLLOWS:**

**SECTION 1:** The Palm Springs CRA 2024 / 2025 Fiscal Year Budget is hereby submitted to the Village Council of the Village of Palm Springs for adoption on September 12, 2024. A copy is attached hereto as Exhibit "A" and incorporated herein.

**SECTION 2:** This Resolution shall be effective immediately upon adoption.

Board Member \_\_\_\_\_ offered the foregoing resolution. Board Member \_\_\_\_\_ seconded the motion, and upon being put to a vote, the vote was as follows:

Resolution No. 2024R-02 – FY 24-25 Palm Springs CRA Recommendation of Budget Approval

	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
BEVERLY SMITH, CHAIRMAN	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PATTI WALLER, VICE-CHAIRMAN	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
KIM SCHMITZ, BOARD MEMBER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
JONI BRINKMAN, BOARD MEMBER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
GARY READY, BOARD MEMBER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MARTA PADRON, BOARD MEMBER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
FABIANA DESROSIERS, BOARD MEMBER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

The Mayor thereupon declared the Resolution duly passed and adopted this 12<sup>th</sup> day of September 2024.

VILLAGE OF PALM SPRINGS, FLORIDA

BY: \_\_\_\_\_  
BEVERLY SMITH, CHAIRPERSON

ATTEST:

BY: \_\_\_\_\_  
KIMBERLY M. WYNN, BOARD CLERK

REVIEWED FOR LEGAL FORM AND SUFFICIENCY

BY: \_\_\_\_\_  
CHRISTY GODDEAU, CRA ATTORNEY

# Community Redevelopment Agency

## Operations

The CRA’s Vision envisions “vibrant and safe corridors that meet the needs to residents and visitors while maintaining the unique small-town atmosphere of the Village of Palm Springs.” The agency endeavors to create economically stable business corridors that support redevelopment opportunities through the creation of jobs, incentive programs, the development of sustainable infrastructure, and the coordination of a safe transportation network and bicycle/pedestrian connections while protecting and enhancing the surrounding residential neighborhoods.

## FY24 Objectives/Initiatives (Key Areas of Focus)

- Promote Catalyst Fund (incentive program) to eliminate blight and enhance viability of commercial properties and businesses.
- Promote reinvestment in desired business properties through incentive funds for renovation, rehabilitation, expansion, and elimination of nonconformities
- Establish attraction-related strategies to recruit commercial retail and job-creating businesses
- Promote and market the two CRA Districts as distinct locations within the Village.
- Encourage and incentivize lot assemblage to promote redevelopment.
- Acquire parcels within CRA to assist in assemblage and facilitate redevelopment
- Utilize CRA Professional to assist in implementation of Redevelopment Plan strategies
- Provide training to CRA Board Members to enhance planning and implementation of redevelopment strategies
- Initiate construction of the Congress Avenue Sanitary Sewer project, in partnership with Palm Beach County.
- Ensure FDOT completion of CRA-funded stormwater improvements within its Lake Worth Road RRR project.

## Key Performance Indicators

Strategic Objective/Initiative	Measure	FY23 Actual	FY24 Actual	FY25 Target
Provide CRA financial incentives to eliminate	Distribution of Catalyst Funds to Eligible	0	0	100% of budgeted funds
Provide CRA financial incentives to recruit and retain	Distribution of Incentive Funds	*	*	100% of budgeted funds
Increase Redevelopment Activity	Increase in Tax Increment	\$124,182,408	\$166,959,558	\$200,000,000
Reinforce unique identifies for each CRA district	# Projects Completed	0	0	4
Invest in CRA Board Members Development	# Conferences/Training Attended	3	1	2
Implement enhanced code enforcement to remove blight and prevent future blight	Number of Concentrated Code Cases	CCV's issued - 427 Citations issued - 21 NOVs issued - 18 Magistrate Cases - 16	CCV's issued - Citations issued - NOVs issued - Magistrate Cases -	CCV's issued - Citations issued - NOVs issued - Magistrate Cases -
Create operational structure to implement programs	Budget for Consulting CRA Manager	0	\$90,000	\$65,000
Partner with PBC on Installation of Sanitary Sewer within Congress Avenue District	Progress of Capital Project	PCUM Document BODR - Phase 1 Concept	Execute ILA Final Design and Construction Drawings	Complete Drawings Commence Construction
Acquire and Assemble Blighted Parcels as Redevelopment Site	Expenditure of Funds for Property Acquisition	Budget - \$0 Expenditure - \$0	Budget - \$500,000 Expenditure - \$0	Budget - \$284,000 Expenditure - \$
Hold Stakeholder/Investor meetings to showcase	Stakeholder Meetings	0	0	3

<u>Millage Rate</u>	<u>100%</u>	<u>95%</u>
3.50 mills Current Village	\$ 584,358	\$ 555,141
3.50 mills from PBC	\$ 584,358	\$ 555,141

<u>FY 2025</u>				
	<u>2024 - PBC 5thYear</u>	<u>2024 - 5th Year</u>	<u>2024 Proposed</u>	<u>Budgeted</u>
	<u>Valuation</u>	<u>Valuation Increase</u>	<u>TIF</u>	<u>95%</u>
Lake Worth Road District	\$ 251,999,652.59	\$ 92,244,094.93	\$ 322,854.33	\$ 306,711.62
Congress Avenue District	\$ 204,113,561.41	\$ 74,715,463.07	\$ 261,504.12	\$ 248,428.91
	<b>\$ 456,113,214.00</b>	<b>\$ 166,959,558.00</b>	<b>\$ 584,358.45</b>	<b>\$ 555,140.53</b>

Final Taxable \$ due 7/1

<u>FY 2024</u>				
	<u>2023 - PBC 4thYear</u>	<u>2023 - 4th Year</u>	<u>2023 Proposed</u>	<u>Budgeted</u>
	<u>Valuation</u>	<u>Valuation Increase</u>	<u>TIF</u>	<u>95%</u>
Lake Worth Road District	\$ 228,365,549.00	\$ 68,609,991.36	\$ 240,134.97	\$ 228,128.22
Congress Avenue District	\$ 185,070,515.00	\$ 55,572,416.64	\$ 194,503.46	\$ 184,778.29
	<b>\$ 413,436,064.00</b>	<b>\$ 124,182,408.00</b>	<b>\$ 434,638.43</b>	<b>\$ 412,906.51</b>

Final Taxable \$ due 7/1

<u>FY 2023</u>				
	<u>2022 - PBC 3rdYear</u>	<u>2022 - 3rd Year</u>	<u>2022 Proposed</u>	<u>Budgeted</u>
	<u>Valuation</u>	<u>Valuation Increase</u>	<u>TIF</u>	<u>95%</u>
Lake Worth Road District	\$ 194,373,517.00	\$ 35,283,448.75	\$ 123,492.07	\$ 117,317.47
Congress Avenue District	\$ 158,955,997.00	\$ 28,868,276.25	\$ 101,038.97	\$ 95,987.02
	<b>\$ 353,329,514.00</b>	<b>\$ 64,151,725.00</b>	<b>\$ 224,531.04</b>	<b>\$ 213,304.49</b>

Final Taxable \$353,329,514

<u>FY 2022</u>				
	<u>2021 - PBC 2nd Year</u>	<u>2021 - 2nd Year</u>	<u>2021 Proposed</u>	<u>Budgeted</u>
	<u>Valuation</u>	<u>Valuation Increase</u>	<u>TIF</u>	<u>95%</u>
Lake Worth Road District	\$ 174,360,379.12	\$ 14,604,821.46	\$ 51,116.88	\$ 48,561.03
Congress Avenue District	\$ 141,227,646.88	\$ 11,829,548.54	\$ 41,403.42	\$ 39,333.25
	<b>\$ 315,588,026.00</b>	<b>\$ 26,434,370.00</b>	<b>\$ 92,520.30</b>	<b>\$ 87,894.28</b>

Final Taxable \$315,588,026

<u>FY 2021</u>				
	<u>2020 - PBC 1st Year</u>	<u>2020 - 1st Year</u>	<u>2020 Proposed</u>	<u>Budgeted</u>
	<u>Valuation</u>	<u>Valuation Increase</u>	<u>TIF</u>	<u>95%</u>
Lake Worth Road District	\$ 171,184,347.00	\$ 9,323,360.70	\$ 32,631.76	\$ 31,000.00
Congress Avenue District	\$ 135,595,242.00	\$ 11,302,572.30	\$ 39,559.01	\$ 37,581.00
	<b>\$ 306,779,589.00</b>	<b>\$ 20,625,933.00</b>	<b>\$ 72,190.77</b>	<b>\$ 68,581.00</b>

<u>2019 - PBC Baseline</u>		
Lake Worth Road District	\$ 161,860,986.30	55.98%
Congress Avenue District	\$ 127,292,669.70	44.02%
	<b>\$ 289,153,656.00</b>	<b>100.00%</b>

**Village of Palm Springs  
Palm Springs Community Redevelopment Agency  
Budgeted Positions  
Proposed Budget F/Y 2023 - 2024**

<b>Job</b>	<b>Position</b>	<b>Requested</b>					<b>Justification of Increase or Decrease</b>
		<b>F/Y 2020</b>	<b>F/Y 2021</b>	<b>F/Y 2022</b>	<b>F/Y 2023</b>	<b>F/Y 2024</b>	
512	Code Enforcement Officer	0	0	0	1	1	split 50/50 between two CRA districts
	<b>Full Time Positions</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>1</b>	

**Village of Palm Springs CRA**  
**Total CRA Revenues**

<b>Total CRA Revenues</b>	<b>20/21</b>	<b>21/22</b>	<b>22/23</b>	<b>23/24</b>	<b>23/24</b>	<b>23/24</b>	<b>24/25</b>
	<b>Actual</b>	<b>Actual</b>	<b>Actual</b>	<b>Budget</b>	<b>YTD</b>	<b>Projected</b>	<b>Requested</b>
14003-31114 Tax Increment Revenue - LW CRA	\$ 30,875	\$ 48,215	\$ 117,362	\$ 228,128	\$ 227,785	\$ 227,785	\$ 306,712
15003-31115 Tax Increment Revenue - Congress CRA	37,432	39,769	96,023	184,779	184,501	184,501	248,429
<b>Taxes</b>	<b>\$ 68,307</b>	<b>\$ 87,984</b>	<b>\$ 213,385</b>	<b>\$ 412,907</b>	<b>\$ 412,286</b>	<b>\$ 412,286</b>	<b>\$ 555,141</b>
15003-33490 FL DEP Grant	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
<b>Intergovernmental</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,000,000</b>
14003-34140 Certif, Copies, Rec Srch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
15003-34140 Certif, Copies, Rec Srch	-	-	-	-	-	-	-
<b>Charges for Services</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
14003-36110 Interest on Investments	\$ -	\$ -	\$ 5,702	\$ -	\$ 9,900	\$ 20,000	\$ 10,000
15003-36110 Interest on Investments	-	-	5,226	-	8,808	18,000	9,500
14003-36120 Interest Earnings - SBA	-	-	-	-	-	-	-
15003-36120 Interest Earnings - SBA	-	-	-	-	-	-	-
14003-36990 Other Miscellaneous	-	-	-	-	-	-	-
15003-36990 Other Miscellaneous	-	-	-	-	-	-	-
<b>Miscellaneous Revenues</b>	<b>\$ -</b>	<b>\$ 10,928</b>	<b>\$ -</b>	<b>\$ 18,708</b>	<b>\$ 38,000</b>	<b>\$ 19,500</b>	
14003-38100 Transfer from General Fund to CRA	\$ 31,000	\$ 48,561	\$ 117,362	\$ 228,128	\$ 228,128	\$ 228,128	\$ 306,712
14003-38101 Transfer from American Rescue		136,017	127,197	2,500	-	-	-
14003-38901 Subsequent Year's Budget		-		255,104			465,000
15003-38100 Transfer from General Fund to CRA	37,581	39,333	96,023	184,779	184,779	202,779	248,429
15003-38101 Transfer from American Rescue		21,918	80,734	1,500,000			420,270
15003-38901 Subsequent Year's Budget		-		252,947			322,329
<b>Non-Revenues</b>	<b>\$ 68,581</b>	<b>\$ 223,911</b>	<b>\$ 421,316</b>	<b>\$ 2,423,458</b>	<b>\$ 412,907</b>	<b>\$ 468,907</b>	<b>\$ 1,762,740</b>
<b>Total Revenues</b>	<b>\$ 136,888</b>	<b>\$ 311,895</b>	<b>\$ 645,629</b>	<b>\$ 2,836,365</b>	<b>\$ 843,901</b>	<b>\$ 919,193</b>	<b>\$ 3,337,381</b>

**Village of Palm Springs CRA  
Total CRA Expenditures**

<b>Total CRA Expenditures</b>		<b>20/21</b>	<b>21/22</b>	<b>22/23</b>	<b>23/24</b>	<b>23/24</b>	<b>23/24</b>	<b>24/25</b>
		<b>Actual</b>	<b>Actual</b>	<b>Actual</b>	<b>Budget</b>	<b>YTD</b>	<b>Projected</b>	<b>Requested</b>
51200	Regular Salaries	\$ -	\$ -	\$ 69,070	\$ 74,260	\$ 43,896	\$ 73,364	\$ 78,018
52100	FICA			4,850	5,686	3,121	5,224	5,972
52203	FRS Reg Class Pension			8,534	10,386	5,963	9,982	10,960
52300	Life,Health, Dental			18,798	17,216	9,588	17,469	17,234
52400	Worker's Comp			1,826	2,200	1,504	2,006	4,622
<b>Personal Services</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ 103,078</b>	<b>\$ 109,748</b>	<b>\$ 64,072</b>	<b>\$ 108,045</b>	<b>\$ 116,806</b>
53100	Professional Serv.	\$ 19,999	\$ 26,051	\$ 12,642	\$ 60,000	\$ 1,292	\$ 20,000	\$ 65,000
53200	Accounting & Auditing	-	6,500	6,500	6,500	-	6,500	6,500
53400	Other Contractual Services	42,842	298,410	77,456	1,928,110	25,992	100,000	1,436,518
54000	Travel & Per Diem		192	636	2,214	1,079		2,058
54100	Communications	-	-	-	-	-	-	-
54200	Postage & Freight	-	-	-	-	-	-	-
54500	General Liability Ins	-	-	-	-	-	-	-
54700	Printing and Binding	144	7,911	390	5,600	-	1,500	1,500
54800	Promotional Activities		-	1,891	43,154	48	25,000	30,000
54900	Other Current Charges	175	265	175	177	175	175	90
54901	Advertising	-	-	-	-	-	-	-
54909	Admin. Chg to Gen Fund	-	-	-	-	-	-	-
55200	Operating Supplies	-	-	-	-	-	-	-
55400	Books, Dues & Education		1,580	1,441	3,300	55		3,300
<b>Operating Expenses</b>		<b>\$ 63,160</b>	<b>\$ 340,909</b>	<b>\$ 101,131</b>	<b>\$ 2,049,055</b>	<b>\$ 28,641</b>	<b>\$ 153,175</b>	<b>\$ 1,544,966</b>
56100	Land	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000	\$ 1,295,609
56200	Buildings						-	-
56300	Imp Other Than Buildings				80,000		10,000	80,000
56400	Machinery & Equipment						-	-
<b>Capital Outlay</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 80,000</b>	<b>\$ -</b>	<b>\$ 45,000</b>	<b>\$ 1,375,609</b>
58201	Property Improvement Grants	\$ -	\$ -	\$ -	\$ 280,000	\$ -	\$ 86,690	\$ 300,000
<b>Grants &amp; Donations</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 280,000</b>	<b>\$ -</b>	<b>\$ 86,690</b>	<b>\$ 300,000</b>

**Village of Palm Springs CRA**  
**Total CRA Expenditures**

	20/21	21/22	22/23	23/24	23/24	23/24	24/25
Total CRA Expenditures	Actual	Actual	Actual	Budget	YTD	Projected	Requested
59900 Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Non-Operating</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Total CRA Expenditures</b>	\$ 63,160	\$ 340,909	\$ 204,209	\$ 2,518,803	\$ 92,713	\$ 392,910	\$ 3,337,381

**Village of Palm Springs CRA**  
**Lake Worth Road CRA Revenues**

<b>LW Rd CRA Rev. - 14003</b>		<b>23/24</b>	<b>23/24</b>	<b>23/24</b>	<b>24/25</b>
		<b>Budget</b>	<b>YTD</b>	<b>Projected</b>	<b>Requested</b>
31114	TIF Revenue - from PBC	\$ 228,128	\$ 227,785	\$ 227,785	\$ 306,712
	<b>Taxes</b>	<b>\$ 228,128</b>	<b>\$ 227,785</b>	<b>\$ 227,785</b>	<b>\$ 306,712</b>
<hr/>					
34140	Certif, Copies, Rec Srch				
	<b>Charges for Services</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<hr/>					
36110	Interest on Investments	\$ 7,500	\$ 9,900	\$ 20,000	\$ 10,000
36120	Interest Earnings - SBA		-		
36990	Other Miscellaneous		-		
	<b>Miscellaneous Revenues</b>	<b>\$ 7,500</b>	<b>\$ 9,900</b>	<b>\$ 20,000</b>	<b>\$ 10,000</b>
<hr/>					
38100	Transfer from General Fund to CRA	\$ 228,128	\$ 228,128	\$ 228,128	\$ 306,712
38101	Transfer from ARPA	2,500	-	-	-
38901	Subsequent Year's Budget	255,104	-		<b>465,000</b>
	<b>Non-Revenues</b>	<b>\$ 485,732</b>	<b>\$ 228,128</b>	<b>\$ 228,128</b>	<b>\$ 771,712</b>
<hr/>					
	<b>Total Revenues</b>	<b>\$ 721,360</b>	<b>\$ 465,813</b>	<b>\$ 475,913</b>	<b>\$ 1,088,424</b>

**Village of Palm Springs CRA**  
**Lake Worth Rd CRA Line-item Expenditures**

LW Rd Exp - 14552		23/24 Projected	24/25 Requested
51200	Regular Salaries	\$ 36,682	\$ 39,009
52100	FICA	2,612	2,986
52203	FRS Reg Class Pension	4,991	5,480
52300	Life,Health, Dental	8,653	8,617
52400	Worker's Comp	1,003	2,311
<b>Personal Services</b>		<b>\$ 53,941</b>	<b>\$ 58,403</b>
53100	Professional Serv.	\$ 15,000	\$ 30,000
53200	Accounting & Auditing	3,250	3,250
53400	Other Contractual Services	50,000	30,000
54000	Travel & Per Diem	-	1,029
54100	Communications	-	-
54200	Postage & Freight	-	-
54500	General Liability Ins	-	-
54700	Printing and Binding	1,500	1,500
54800	Promotional Activities	15,000	15,000
54900	Other Current Charges	87	-
54901	Advertising	-	-
54909	Admin. Chg to Gen Fund	-	-
55200	Operating Supplies	-	-
55400	Books, Dues, Education	-	1,310
<b>Operating Expenses</b>		<b>\$ 84,837</b>	<b>\$ 82,089</b>

**Village of Palm Springs CRA**  
**Lake Worth Rd CRA Line-item Expenditures**

		<b>23/24</b>	<b>24/25</b>
	<b>LW Rd Exp - 14552</b>	<b>Projected</b>	<b>Requested</b>
56100	Land	\$ 35,000	\$ 807,932
56200	Buildings		-
56300	Imp Other Than Buildings		40,000
56400	Machinery & Equipment		
	<b>Capital Outlay</b>	<b>\$ 35,000</b>	<b>\$ 847,932</b>
<hr/>			
58201	Property Improvement Grants	\$ 72,590	\$ 100,000
	<b>Grants &amp; Donations</b>	<b>\$ 72,590</b>	<b>\$ 100,000</b>
<hr/>			
59900	Contingency	\$ -	\$ -
	<b>Non-Operating</b>	<b>\$ -</b>	<b>\$ -</b>
<hr/>			
	<b>Total LW Rd CRA</b>	<b>\$ 246,368</b>	<b>\$ 1,088,424</b>









**Village of Palm Springs  
 Detail Support for  
 Books, Dues, and Education Account #55400  
 Lake Worth CRA**

Employee	Description of Item	Cost
CRA Brd Mbr	FRA Conference Registration (1 Board member)	\$ 400
CRA	FL Redevelopment Association Membership	560
CRA Bd Mbrs (7)	Misc. Redevelopment Training	350
<b>Total</b>		<b>\$ 1,310</b>

**Village of Palm Springs**  
**Detail Support for**  
**Land Account # 56100**  
**Lake Worth CRA**

Description of Project and Costs Involved	TO#	Cost
Land Acquisition		\$ 827,932
<b>Total</b>		<b>\$ 827,932</b>

**Village of Palm Springs**  
**Detail Support for**  
**Improvements Other Than Buildings Account #56300**  
**Lake Worth CRA**

Description of Project and Costs Involved	TO#	Cost
Gateway Signs (2 @ \$5,000) 2 in Lake Worth Rd District) + survey for easements		\$ 30,000
Wayfinding Signs		10,000
<b>Total</b>		<b>\$ 40,000</b>

**Village of Palm Springs CRA**  
**Congress Ave CRA Revenues**

Congress Ave CRA Rev - 15003		23/24 YTD	23/24 Projected	24/25 Requested
31115	TIF Revenue - from PBC	\$ 184,501	\$ 184,501	\$ 248,429
	<b>Taxes</b>	<b>\$ 184,501</b>	<b>\$ 184,501</b>	<b>\$ 248,429</b>
33490	<b>FL DEP Grant</b>	-	-	1,000,000
	<b>Intergovernmental</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,000,000</b>
34140	Certif, Copies, Rec Srch	\$ -	\$ -	-
	<b>Charges for Services</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
36110	Interest on Investments	\$ 8,808	\$ 18,000	\$ 9,500
36120	Interest Earnings - SBA	-		
36990	Other Miscellaneous	-		-
	<b>Miscellaneous Revenues</b>	<b>\$ 8,808</b>	<b>\$ 18,000</b>	<b>\$ 9,500</b>
38100	Transfer from General Fund to CRA	\$ 184,779	\$ 184,779	\$ 248,429
38101	Transfer from American Rescue	-	60,000	\$ 420,270
38901	Subsequent Year's Budget	-	-	\$ 322,329
	<b>Non-Revenues</b>	<b>\$ 184,779</b>	<b>\$ 202,779</b>	<b>\$ 991,028</b>
<b>Total Revenues</b>		<b>\$ 378,088</b>	<b>\$ 405,280</b>	<b>\$ 2,248,957</b>

**Village of Palm Springs CRA**  
**Congress Ave CRA Line-item Expenditures**

Congress CRA - 15552		20/21	21/22	22/23	23/24	23/24	23/24	24/25
		Actual	Actual	Actual	Budget	YTD	Projected	Requested
51200	Regular Salaries	\$ -	\$ -	\$ 34,123	\$ 37,130	\$ 21,948	\$ 36,682	\$ 39,009
52100	FICA			2,396	2,843	1,559	2,612	2,986
52203	FRS Reg Class Pension			4,213	5,193	2,978	4,991	5,480
52300	Life,Health, Dental			11,199	8,608	4,815	8,816	8,617
52400	Worker's Comp			913	1,100	752	1,003	2,311
<b>Personal Services</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ 52,844</b>	<b>\$ 54,874</b>	<b>\$ 32,052</b>	<b>\$ 54,104</b>	<b>\$ 58,403</b>
53100	Professional Serv.	\$ -	\$ 15,291	\$ 817	\$ 25,000	\$ 646	\$ 5,000	\$ 35,000
53200	Accounting & Auditing	-	3,250	3,250	3,250	-	3,250	3,250
53400	Other Contractual Services	11,668	35,701	71,951	1,848,040	13,007	50,000	1,406,518
54000	Travel & Per Diem	-	-	65	1,107	1,079	1,079	1,029
54100	Communications	-	-	-	-	-	-	-
54200	Postage & Freight	-	-	-	-	-	-	-
54500	General Liability Ins	-	-	-	-	-	-	-
54700	Printing and Binding	-	3,368	195	2,500	-	-	-
54800	Promotional Activities	-	-	921	13,154	24	10,000	15,000
54900	Other Current Charges	88	92	88	90	88	88	90
54901	Advertising	-	-	-	-	-	-	-
54909	Admin. Chg to Gen Fund	-	-	-	-	-	-	-
55200	Operating Supplies	-	-	-	-	-	-	-
55400	Books, Dues, Education	-	560	943	1,990	55	55	1,990
<b>Operating Expenses</b>		<b>\$ 11,756</b>	<b>\$ 58,262</b>	<b>\$ 78,230</b>	<b>\$ 1,895,131</b>	<b>\$ 14,899</b>	<b>\$ 69,472</b>	<b>\$ 1,462,877</b>
56100	Land	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 487,677
56200	Buildings					-		
56300	Imp Other Than Buildings				40,000	-	10,000	40,000
56400	Machinery & Equipment					-	-	
<b>Capital Outlay</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 40,000</b>	<b>\$ -</b>	<b>\$ 10,000</b>	<b>\$ 527,677</b>

**Village of Palm Springs CRA**  
**Congress Ave CRA Line-item Expenditures**

Congress CRA - 15552		20/21	21/22	22/23	23/24	23/24	23/24	24/25
		Actual	Actual	Actual	Budget	YTD	Projected	Requested
58201	Property Improvement Grants				\$ 140,000	\$ -	\$ 14,100	\$ 200,000
	<b>Grants &amp; Donations</b>	<b>\$ -</b>	<b>\$ -</b>		<b>\$ 140,000</b>		<b>\$ 14,100</b>	<b>\$ 200,000</b>
59900	Contingency	\$ -	\$ -			\$ -		
	<b>Non-Operating</b>	<b>\$ -</b>	<b>\$ -</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Total Congress CRA</b>		<b>\$ 11,756</b>	<b>\$ 58,262</b>	<b>\$ 131,074</b>	<b>\$ 2,130,005</b>	<b>\$ 46,951</b>	<b>\$ 147,676</b>	<b>\$ 2,248,957</b>







Village of Palm Springs  
Detail Support for  
Promotional Activity Account #54800  
Congress Ave CRA

Description of Equipment and Purpose	Cost
Promotional materials for Branding, Marketing, Placemaking Implementation	\$ 15,000
Total	\$ 15,000

**Village of Palm Springs  
Detail Support for  
Books, Dues, and Education Account #55400  
Congress Ave CRA**

Employee	Description of Item	Cost
CRA Brd Mbr	FRA Conference Registration (1)	\$ 400
CRA	FL Redevelopment Association Membership	560
CRA Staff	Misc. Redevelopment Training (or CRA Academy classes)	1,030
<b>Total</b>		<b>\$ 1,990</b>

**Village of Palm Springs**  
**Detail Support for**  
**Land Account # 56100**  
**Congress Ave CRA**

Description of Project and Costs Involved	TO#	Cost
Land Acquisition		\$ 487,677
		-
<b>Total</b>		<b>\$ 487,677</b>





Palm Springs Community Redevelopment Agency  
 226 Cypress Lane  
 Palm Springs, FL 33461  
 (561) 584-8200

**PROPOSED FISCAL YEAR 2024-25 (FY25) BUDGET  
 CONSISTENCY WITH PALM SPRINGS CRA COMMUNITY REDEVELOPMENT PLAN**

Pursuant to Chapter 163.387, Florida Statutes, a CRA may only expend redevelopment trust funds for undertakings described in the community redevelopment plan. The outline below highlights the major FY25 budget expenditure proposals and the strategies of the Palm Springs CRA Community Redevelopment Plan that will be implemented through this proposed funding:

Catalyst Fund (Property Improvement Incentive Program)	\$300,000
<ul style="list-style-type: none"> <li>• Partner with property owners to remove blight through façade improvements, landscaping, fence replacements, etc. (p.23 and 29)</li> </ul>	
Place Branding (Stakeholders Meetings and Collateral for Placemaking)	\$105,000
<ul style="list-style-type: none"> <li>• Conduct broker/banker/developer event to present opportunities and plans (p.24 and 29)</li> </ul>	
Congress Avenue Sanitary Sewer	\$1,000,000
<ul style="list-style-type: none"> <li>• Capitalize on intergovernmental capital projects (p.26, 27 and 29)</li> </ul>	
Land Acquisition	\$1,295,609
<ul style="list-style-type: none"> <li>• Acquire land for strategic partnerships (p.23 and 29)</li> </ul>	
Gateway and Wayfinding Signage	\$80,000
<ul style="list-style-type: none"> <li>• Create an identity for each district; incorporate wayfinding signage to create sense of place (p.22 and 29)</li> </ul>	
CRA-Dedicated Code Enforcement Officer	\$78,018 (plus benefits)
<ul style="list-style-type: none"> <li>• Dedication of staff to CRA priorities – enhanced code enforcement (p.20 and 29)</li> </ul>	
CRA Professional (Consulting Service)	65,000
<ul style="list-style-type: none"> <li>• Augment staff capacity to implement CRA priorities (p.20 and 29)</li> </ul>	

Note: A budget amendment will be proposed to “true up” the FY24 fund balance and allocate to specific CRA programs or activities.



Palm Springs Community Redevelopment Agency  
226 Cypress Lane  
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**PALM SPRINGS COMMUNITY REDEVELOPMENT AGENCY  
FY24 Status Report**

- **Congress Avenue Sanitary Sewer Force Main:** The Village and County finalized an Interlocal Agreement for shared funding of sanitary sewer installation costs, up to \$3 million. The interlocal agreement was approved by both parties in March and May, 2024. The Village Engineer, Holtz Consulting Engineers, was issued a Work Authorization for the completion of construction plans and permitting services. A kick-off meeting was held on June 3, 2024. Geotechnical investigations and surveying have commenced.
- **Lake Worth Road Improvements:** The Village/CRA's stormwater improvements are anticipated to be completed in December by FDOT. The colored concrete medians have been installed within the right-of-way.
- **Redevelopment Scenarios:** Kimley-Horn completed the redevelopment scenario graphics and prepared a brochure to serve as one piece of printed collateral for upcoming Stakeholder Meetings with property owners, brokers and investors. Stakeholder Meetings will be held next year to showcase the vision and describe the regulatory changes that are being made to facilitate and encourage redevelopment of the commercial corridors.
- **Redevelopment Opportunities:** The CRA began developing a packet for key property owners and potential developers, highlighting potential key redevelopment sites within the CRA.
- **Business Engagement:** CRA staff began speaking with businesses within the CRA to understand their needs and familiarize them with the CRA and CRA activities. Staff has also been working with property owners within the CRA Districts to encourage property upgrades and to understand owner challenges.
- **Enhanced Code Enforcement:** In FY24, the CRA continued to fund a code officer who is dedicated solely to eliminating blighting conditions and code violations within the two CRA districts. Code enforcement has focused on violation "hot spots" to remove blighting conditions. Enhanced Code Enforcement Activity this past year has included:
  - Owner/Business Contacts:
    - Lake Worth Road – 83
    - Congress Avenue – 46
    - Courtesy Code Violation (CCV) notices issued – 424
    - Citations issued – 15
    - Notices of Violation (NOV) issued – 41
    - NOV's taken to Special Magistrate – 30
- **Catalyst Fund:** In January, 2024, the CRA Board approved an incentive program to encourage commercial property owners to upgrade their properties by improving the external appearance of their building and to encourage businesses to invest in their operations. An objective is to stimulate reinvestment in the CRA districts and to preserve or renew the traditional business areas and establish them as centers for community-oriented activities. It is envisioned that the result will halt deterioration, stabilize property values, improve and upgrade the appearance of the area, and facilitate and encourage redevelopment activity in the CRA districts. In FY24,

4 properties were approved for matching grant (reimbursement basis) funds, for a total of \$78,640. As of this date, none of the applicants have completed their improvement project and/or fulfilled all conditions of approval that would allow the CRA to disburse program funds.

## Economic Development Strategic Plan: Key Strategies and Work Plan

These strategies are based on the companion Market Analysis to promote investment and revitalization. The following strategies create the framework for the Work Plan.

Check the box as items are implemented.

### CRA Governance

- Based on CRA goals and strategies, design and create an operational structure within the Village of Palm Springs for existing staff to undertake and implement programs and initiatives. These individuals will have specific skill sets that will carry out the mission, vision, and role of the CRA in compliance with state statutes.
- Invest in professional CRA Board development including training, certifications, and conferences.
- Negotiate the role of the CRA in an interlocal Agreement for the Congress Avenue force main extension project.

### Business Attraction and Recruitment

- Local Investment 
  - Partner with existing property owners to remove blight through facade improvements, uniform signage, landscaping, etc.
  - Partner with property owners to recruit complementary businesses and uses.
- Incentives and Grants 
  - Create guidelines and incentives to recruit and retain desired authentic retail and restaurant uses for vacant storefront spaces.
  - Create incentives to encourage desired authentic uses for vacant parking lots.

### Safety, Code Enforcement, and Policy Guidelines

- Implement concentrated community policing efforts and enhanced code enforcement to address disproportionate number of police calls for service within the CRA.
- Examine code violations as a basis for initial steps to blight removal and prevention of future blight.
- Create design guidelines for each respective district to include facade and fencing preferences.

### Governmental Advocacy and Lobbying

- Collaborate with County staff and elected officials on the allocation and implementation of American Rescue Plan Act funding for eligible projects such as Lake Worth Road infrastructure for stormwater improvements.
- Identify and advocate for grants to leverage tax increment revenue.

### Create an Identity

- Capitalize on the opportunity to create an identity authentic to the Lake Worth Road District.
- Capitalize on existing employers to create an identity authentic to the Congress Avenue District.
- While investing in sewer infrastructure on Congress Avenue, also incorporate and upgrade streetscaping by partnering with Complete Streets and the Department of Transportation. 
  - Improve resident, tourist, and employee pedestrian safety.
  - Improve corridor aesthetics.
  - Incorporate wayfinding signage to create a sense of place.
  - Incorporate sidewalk seating and trash receptacles.

# Palm Springs CRA 10-Year Work Program

STATUS REPORT Sept, 2024

The CRA Work Plan is an action-based program that will lead the CRA towards programmatic growth and success. Based on the five economic drivers of Land, Labor, Markets, Regulation, and Capital the Work Plan provides an opportunity for the CRA to shift from just a capital improvement-based program to a holistic approach to redevelopment.

**Green:** These items generate and/or creates tax increment revenue.

**Red:** These items spend and/or do not contribute directly to tax increment revenue.

**Yellow:** These items could either create or spend tax increment.

		Yr 1	Yr 2	Yr 3	Yr 4	Yr 5	Yr 6	Yr 7	Yr 8	Yr 9	Yr 10
<b>Capital Improvement Projects</b>											
Acquisition of a Redevelopment Site	\$\$\$										
Installation of Street Trees	\$\$										
Transit Stops	\$\$										
Street Furniture	\$										
Canal path/internal walkable street network	\$\$\$										
Congress Avenue Force Main Extension	\$\$\$\$										
Additional Capital, Infrastructure, Placemaking projects	\$\$\$\$										
<b>Programming Projects</b>											
Incentives and waivers to address Code violations	\$										
Create an online map for authentic businesses	\$										
Identify strategic visible locations for pop-up events	\$										
Connect with and engage residents on social media.	\$										
Multi-lingual communications with a focus on Creole and Spanish languages.	\$										
CRA specific zoning overlay and design guidelines	\$\$										
Wayfinding signage	\$\$										
Authentic downtown-type destination events for residents and visitors.	\$										
Broker, Banker and Developer events for investment and business attraction											
Public art installations	\$\$										
Funding for existing housing rehabilitation	\$\$\$\$										
Dedication of staff to CRA priorities	\$										