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Power District Redevelopment Plan Update (B)

At the June meeting, CRA staff will provide an update regarding redevelopment of the area surrounding the GRU Kelly Power Plant in Downtown Gainesville, also known as the Power District. While the GRU power plant, administrative building, and numerous support facilities are remaining operational at their present locations, approximately 10 acres of buildings, surrounding storage yards, work shops, parking lots, and other accessory uses have been vacated since GRU's operation relocation to the new N. Main Street facility. As a result of GRU's relocation as well as the recently completed Catalyst Building (Prioria Robotics), there has been a significant amount of interest for additional redevelopment opportunities in the area. The CRA is working to create a comprehensive context sensitive strategy to facilitate the redevelopment of this area.

The CRA has contracted with Perkins+Will, a multi-disciplinary design and planning firm, to develop an updated Redevelopment Plan for the district. The plan update will utilize the existing 1999 & 2008 Redevelopment Plans while also considering current best practices in urban design, economic development, and land-use planning. Additional plan influences include extensive public stakeholder engagement as well as analysis of current and new zoning designations to assist desired redevelopment outcomes.

The goal of the project is to engage stakeholders, develop a specific redevelopment strategy and plan, physically prepare the area, and to administratively organize the necessary policies and/or programs in order to promote the redevelopment of the Power District. CRA staff will continue to work towards this end and will provide regular updates to the Board regarding the status of redevelopment in this area.

On May 29, CRA and Perkins + Will staff hosted a series of project kick-off meetings with various stakeholder groups. This included meetings with GRU, the local business community, neighborhood representatives, and the general public. The results and input received during these meetings will be incorporated into the next phase of the project which will be presented to the public in June.

None at this time

CRA Executive Director to the CRA Board: Receive update from staff