



Legislation Text

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CRA Project Summary September 2019 (NB)

As a regular informational item on CRA agendas, Staff provides a brief update on selected referrals, redevelopment projects and development agreements under review. This monthly update is typically a limited sampling of the CRA's many on-going projects, as opposed to a complete list.

CRA Multi-District

What's Next for GCRA: On Agenda.

Economic Development: Programs on hold until further notice. Please contact Daniel Blumberg at 352-393-8208 or via email at blumbergdn@cityofgainesville.org if you have any related questions.

Façade Grant Program: Program on hold until further notice, a waiting list has been established for new applicants for when the program restarts. Previously submitted projects continue to be processed. Please contact Daniel Blumberg at 352-393-8208 or via email at blumbergdn@cityofgainesville.org if you have any related questions.

Residential Paint Voucher Program: Program on hold until further notice, a waiting list has been established for new applicants for when the program restarts. Previously submitted projects continue to be processed. Please contact Daniel Blumberg at 352-393-8208 or via email at blumbergdn@cityofgainesville.org if you have any related questions.

Eastside Redevelopment Advisory Board (ERAB)

Cornerstone Phase 1 Development, Project Manager, Andrew Meeker: Construction of the Phase 1 Infrastructure Site Improvements and the Merieux Nutrisciences' building is complete and open for business; bringing approximately 70 new employees to the Gainesville East area. Merieux has decided to postpone their Open House Event until a yet to be determined date. The Condominium Association for the entire Cornerstone development is complete and Avison Young is actively advertising the additional development opportunities. <https://www.avisonyoung.us/properties?enableCookie=true&propertyId=432966-sale>

Gainesville East, Project Manager, Tricia Lopez: Gainesville East is a marketing and branding effort to bring attention to the exciting new developments taking place in eastside. Staff continues the collaboration with community organizations and other agencies in order to maximize each other's reach and effects, including the Greater Duval Neighborhood Association and GPD. Staff has been focusing on the development of a communications strategy for the Heartwood neighborhood and in marketing materials to attract new businesses to the district. In the future the team will continue to pursue potential partnerships for the full build out of a website and supporting materials for the umbrella campaign.

Heartwood, Project Manager, Daniel Gil: The Heartwood site is ready to build on. In August 2019, the award

for brokerage services was approved to Keller Williams/Team Dynamo as the realty team who will sell the lots. The City Commission also approved a Guaranteed Maximum Price Proposal to Scherer Construction for pre-construction services and also to build a model home. Scherer will be value engineering and creating specifications for the interior and exterior finishes of the homes. The model home is expected to be complete in early 2020. Approximately four weeks before the homes go on sale, a Heartwood Homebuyers Informational Session will be held in order to connect with potential homebuyers and explain the options available for buying a home in Heartwood. These dates will be announced through multiple channels. Those wishing to receive email updates can sign up for the Heartwood mailing list at www.heartwoodgnv.com <<http://www.heartwoodgnv.com>>

Downtown Redevelopment Advisory Board (DRAB)

Downtown Plaza, Project Manager, Nigel Hamm

After four years of overseeing construction, programming and management of Bo Diddley Plaza CRA Staff is preparing for the transition to Parks Recreation & Cultural Affairs on October 1. Both Nigel Hamm (BDP Coordinator) and Jon Gaunt (BDP Ambassador) will be included in the move and will continue in their positions falling under the Cultural Affairs Department.

Bo Diddley Plaza continues to offer free Yoga and Capoeira classes during the week.

<https://www.facebook.com/events/254097595305686/>

For additional event information visit: www.bodiddleyplaza.com and [facebook.com/BoDiddleyPlazaGNV/](https://www.facebook.com/BoDiddleyPlazaGNV/)

Power District, Project Manager, Andrew Meeker: At the July 15, 2019 meeting, the CRA Board approved a motion for Staff to return to the City Commission on October 2 to discuss the Pros versus Cons of expanding the boundary of the Power District to include the GRU Administration Building property as well as land on the Kelly Power Plant associated with Sweetwater Branch Creek daylighting. Defining the project limits and boundary of the project is a critical step prior to re-advertising the development solicitation. Staff is now conducting additional meetings with key stakeholders in preparation of the October 3, 2019 City Commission presentation.

College Park University Heights Redevelopment Advisory Board

Innovation Square, Project Manager, Dan Gil: The CRA continues to serve as a participant in the many on-going private public partnership discussions between the University of Florida Development Corporation (UFDC) and private development. On September 17, 2018, the CRA Board approved the public private partnership associated with the 800 Second at Innovation Square building for the northern extension of the SW 9th Street public walkway from SW 2nd Ave. to SW 1st Ave. Staff is currently executing the development agreement with Concept Companies, the project developer. Construction on the public walkway project began in late February early March of 2019 and is expected to be completed by the Spring of 2020. CRA Staff will provide project updates while construction is on-going. The southern extension of the SW 9th street corridor has been completed as well as the undergrounding of utilities along SW 4th Avenue.

South Main Street, Project Manager, Andrew Meeker: On July 24, 2019 a Substantial Completion Inspection occurred between CRA and City Staff, project landscape architect, engineer of record, and the construction contractor to identify construction scope deficiencies. The contractor is now remediating the noted deficiencies ahead of a subsequent Final Inspection scheduled for September 2019.

As a result of a construction deficiency with several roadway utility trenches and associated asphalt paving, the contractor has been performing nighttime roadway repair work to fix these issues. This is considered warranty work and therefore the costs are incurred by the contractor and its sub-contractors. Night work was required to minimize impacts to local businesses and area traffic. Impacts have been communicated with stakeholders via direct contact, the Destination South Main e-newsletter, and noticed through the City's weekly Travel Advisory press releases. Now that the trenches are repaired and Public Works Construction Inspectors have approved, repaving of several sections of the roadway is scheduled during night hours for early September. The final repaving is expected to occur in a single week. Once complete, the final pavement markings such as high intensity green bicycle stencils will be installed and the project will be complete. Planning of the ribbon cutting event has begun with details and a date to be announced soon.

Project updates are available via facebook.com/DestinationSouthMain/ or the project website at www.destinationouthmain.com

Fifth Avenue Pleasant Street Redevelopment Board

Heritage Trail, Project Manager, David Roque: With the addition of a new CRA project manager, Staff is advancing the project by contracting with a consultant to bring the project closer to implementation. As the trail route has been defined and the majority of the landmarks identified, the project will conduct necessary land surveys, wayfinding signage design, site planning, cost estimating, and community engagement to refine the details before entering in the construction document phase of the project. Staff also plans to engage a Construction Manager to begin vetting construction magnitude, schedule, and cost estimating.

None at this time

CRA Executive Director to the CRA Board: Receive project update from Staff