

CRA Investment Program

Applicant No.: 013

CRA Board Meeting: November 25, 2024

Presented By: Jana Cox



GOLDEN GATE

HOBE SOUND

JENSEN BEACH

OLD PALM CITY

PORT SALERNO

RIO



BUSINESS OVERVIEW

Applicant Name: Suzanne D. Martin

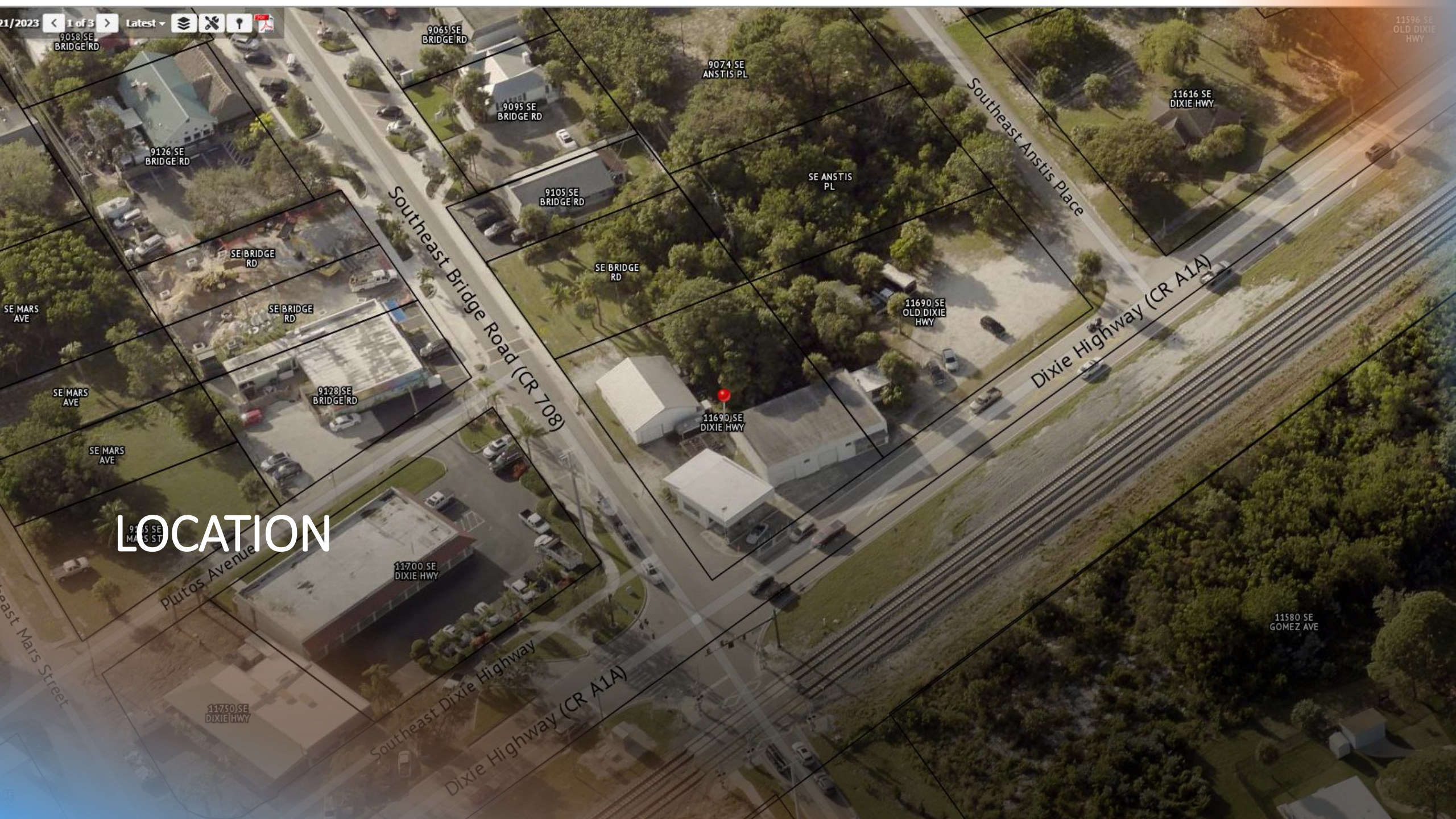
Applicant Program: Property Improvement

CRA Area: Hobe Sound

Address: 11690 SE Dixie Highway
Hobe Sound, FL 33455

Business Info: Auto repairs, rental cars and auto sales





LOCATION

9065 SE BRIDGE RD

9074 SE ANSTIS PL

9095 SE BRIDGE RD

Southeast Anstis Place

11616 SE DIXIE HWY

9126 SE BRIDGE RD

9105 SE BRIDGE RD

SE ANSTIS PL

SE BRIDGE RD

SE BRIDGE RD

11690 SE OLD DIXIE HWY

SE MARS AVE

SE BRIDGE RD

Southeast Bridge Road (CR 708)

9128 SE BRIDGE RD

11690 SE DIXIE HWY

Dixie Highway (CR A1A)

SE MARS AVE

SE MARS AVE

9155 SE MARS ST

Plutos Avenue

11700 SE DIXIE HWY

East Mars Street

Southeast Dixie Highway

Dixie Highway (CR A1A)

11750 SE DIXIE HWY

11580 SE GOMEZ AVE

PROPERTY IMPROVEMENTS

PROPOSED IMPROVEMENTS

- REPLACE GARAGE DOORS WITH HISTORICALLY SIMILAR DOORS
- REPLACE OLD GAS STATION WINDOW THAT WAS DAMAGED IN 2016 WITH HISTORICALLY APPEARING MODERN STORM PROOF WINDOWS

PREVIOUS IMPROVEMENTS BY OWNER

- PAINTED THE ENTIRE BUILDING

FUTURE IMPROVEMENTS PLANNED

- LANDSCAPE PROJECT PLANNED FOR 2025

CURRENT
CONDITIONS
GARAGE DOORS





CURRENT CONDITIONS

Old gas station windows



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ADDITIONAL INFORMATION



The current business has been in operation for over 90 years



It is part of the Hobe Sound CRA



Building was built by the business owner in 1940
Offers an historical view of Hobe Sound



Future plans include new enhanced landscaping project in 2025



These property improvements will positively affect the streetscape along this busy corridor on SE Bridge Road and SE Dixie Highway:
Takes part in community events
Promotes neighborhood interaction and inclusion
Create an aesthetically pleasing environment
Eliminate slum and blight



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PROPOSED PROJECT COSTS

VENDOR	IMPROVEMENTS	COST
JM Building Supply, Inc.	PGT vinyl impact windows	\$12,542
Mo Better Garage	2 carriage house doors includes install and removal	\$14,062
Total Improvements		<u>\$26,604</u>
CRA Investment Program Contribution	80% up to \$20,000	\$20,000
Business Owner Contribution		<u>\$ 6,604</u>



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PROGRAM TYPE

Property Improvement

80% reimbursement of project cost, up to a maximum of \$20,000

Qualifying Activities:

- exterior painting, stucco or siding
- installation of awnings
- **new windows and/or doors**
- exterior signage
- landscaping
- parking lot improvements
- repair or addition of exterior architectural elements (e.g., addition or improvement of balconies, porches, entryways or arcades)
- lighting
- decorative pavement
- dumpster enclosures
- fencing



TARGET AREAS

- **Golden Gate:** Properties in the Core, Corridor, Industrial, and General Subdistricts
- **Hobe Sound:** Properties in the Core, **Corridor**, and Railroad Corridor Subdistricts
- **Jensen Beach:** All properties within the Jensen Beach CRA boundaries
- **Old Palm City:** All properties within the Old Palm City CRA boundaries
- **Port Salerno:** Properties in the Core Subdistrict and General and Corridor Subdistricts that front Salerno Road
- **Rio:** Properties in the Core or Corridor Subdistricts that also front NE Dixie

Only properties in these target areas are eligible to apply



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Program Selection Criteria

QUALITY OF SITE DESIGN AND MATERIALS:

- The extent to which the proposed project promotes the unique character of the CRA area and promotes conformity with neighboring structures through the implementation of the Land Development Regulations and the use of urban design principles, site design, architecture, materials, color, landscaping, and other visual and physical amenities. Does this project promote consistency in design and create a fresh and aesthetically pleasing environment? Will this project include appropriate exterior rehabilitation of a building and bring it up to code?

STREETSCAPE APPEARANCE AND FUNCTIONALITY:

- The extent to which the proposed project enhances and improves the aesthetics of the streetscape, including the addition or enhancement of display windows, awnings, landscaping, and architectural features such as arcades, balconies and porches, the use of materials, color, signage or other amenities.

REMOVAL OF SLUM OR BLIGHT AND POSITIVE IMPACT TO THE NEIGHBORHOOD:

- The extent to which the proposed project upgrades substandard structures, eliminates non-conforming uses, or corrects recurring code violations. Will this project visually impact the block and streetscape and eliminate blight? Will this project reduce the perception of crime? Will the project help to reverse the deterioration of commercial structures in the area? Will the project stimulate new, private investment and economic growth?



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Thank you for your consideration

ANY QUESTIONS?



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