

FY 2021
MARTIN COUNTY CAPITAL IMPROVEMENT PLAN (CIP)
COMMUNITY DEVELOPMENT EXPENDITURE SUMMARY

Project	C or N	Rating Score	Total	To Date	Unfunded	FY2021	FY2022	FY2023	FY2024	FY2025	FY2026- FY2030
Jensen Beach CRA Improvements	N	73	665,070	61,070	0	604,000	0	0	0	0	0
Rio CRA Improvements	N	73	2,093,345	838,000	0	1,255,345	0	0	0	0	0
Hobe Sound CRA Improvements	N	73	1,704,000	509,000	0	845,000	350,000	0	0	0	0
Port Salerno CRA Improvements	N	73	2,928,869	1,958,000	0	970,869	0	0	0	0	0
Golden Gate CRA Improvements	N	73	870,879	54,000	0	816,879	0	0	0	0	0
Old Palm City CRA Improvements	N	73	4,711,367	4,400,000	0	311,367	0	0	0	0	0
Expenditure Totals			12,973,530	7,820,070	0	4,803,460	350,000	0	0	0	0

COMMUNITY DEVELOPMENT REVENUE SUMMARY

Revenue			Total	To Date	Carryover	FY2021	FY2022	FY2023	FY2024	FY2025	FY2026- FY2030
TIF			10,991,958	5,917,498	2,119,007	2,955,453	0	0	0	0	0
SPARC			79,000	0	79,000	0	0	0	0	0	0
Debt Service			1,902,572	1,902,572	0	0	0	0	0	0	0
Revenue Total			12,973,530	7,820,070	2,198,007	2,955,453	0	0	0	0	0

Jensen Beach CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Jensen Beach Community Redevelopment Area
District 1

Project Limits Jensen Beach Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Jensen Beach Parking Initiatives
 Jensen Beach Public Docks
 Beach Incentives
 Neighborhood Enhancements

Jensen
 Jensen Beach

BACKGROUND

The Jensen Beach Community Redevelopment Plan calls for infrastructure improvements; increased parking to support the current and anticipated growth of the area; and a public marina with public docks. All of these projects including neighborhood enhancements like crosswalks, signage, curbing and lighting will increase residential and commercial opportunities and act as catalysts to continue economic activity in the Jensen Beach CRA.

PROJECT ORIGATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Design	76,070	61,070		15,000					
Construction	589,000			589,000					
Expenditure Total	665,070	61,070		604,000	0	0	0	0	0
Revenues	Total	To Date	Carryover						FY26-FY30
				FY21	FY22	FY23	FY24	FY25	
TIF	586,070	61,070	288,000	237,000					
SPARC	79,000		79,000						
Revenue Total	665,070	61,070	367,000	237,000	0	0	0	0	0

Total Unfunded

0

OPERATING BUDGET IMPACT

None

Jensen Beach CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Jensen Beach Parking Initiatives	\$482,000					
Jensen Beach Public Docks	\$0					
Jensen Beach Incentives	\$50,000					
Jensen Beach Neighborhood Enhancements	\$72,000					
	\$604,000	\$0	\$0	\$0	\$0	\$0

Rio CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Rio Community Redevelopment Area
District 1

Project Limits Rio Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Rio Property Acquisition
 Rio Infill Sewer
 Rio Incentives

BACKGROUND

CRA areas are some of the oldest neighborhoods in the County and consequently have antiquated or no infrastructure. Upgrading stormwater systems and installing water and sewer systems are all consistent with the Rio Community Redevelopment Plan. These activities along with the acquisition of key properties to support the long term vision of a Rio Town Center and the improvement to the physical appearance of the area are what will spur redevelopment and attract businesses and residents to the area.

PROJECT ORIGINATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Design	20,000			20,000					
Land	807,796	138,000		669,796					
Construction	1,265,549	700,000		565,549					
Expenditure Total	2,093,345	838,000		1,255,345	0	0	0	0	0
Revenues	Total	To Date	Carryover	FY21	FY22	FY23	FY24	FY25	FY26-FY30
TIF	2,093,345	838,000	566,796	688,549					
Revenue Total	2,093,345	838,000	566,796	688,549	0	0	0	0	0
Total Unfunded									0

OPERATING BUDGET IMPACT

None

Rio CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Rio Property Acquisition	\$ 669,796					
Rio Infill Sewer	\$ 497,000					
Rio Incentives	\$ 88,549					
	\$1,255,345					

Hobe Sound CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Hobe Sound Community Redevelopment Area
District 3

Project Limits Hobe Sound Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Hobe Sound Gomez Affordable Housing	Hobe
Sound Incentives	Hobe
Sound Neighborhood Enhancements	Hobe
Sound Creative Placemaking	

BACKGROUND

The vision for the Bridge Road "Main Street" project (undergrounding utilities, improving drainage, and promoting walkability through sidewalk additions and landscape enhancements) is conceptualized within the adopted Hobe Sound Community Redevelopment Plan. The Hobe Sound Neighborhood Advisory Committee also recommends additional economic development strategies like incentives to attract and retain businesses and commercial development; providing stormwater solutions for property redevelopment; and creative placemaking to be significant in supporting the success of the corridor. Hobe Sound neighborhoods (Banner Lake, Pettway and Gomez) are improved through the provision of infrastructure for affordable housing, traffic calming, crosswalks and lighting to promote vehicular and pedestrian safety in our residential areas.

PROJECT ORIGINATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Design	67,000	21,000		46,000					
Construction	1,637,000	488,000		799,000	350,000				
Expenditure Total	1,704,000	509,000		845,000	350,000	0	0	0	0
Revenues	Total	To Date	Carryover	FY21	FY22	FY23	FY24	FY25	FY26-FY30
TIF	1,704,000	509,000	518,571	676,429					
Revenue Total	1,704,000	509,000	518,571	676,429	0	0	0	0	0

Total Unfunded 0

OPERATING BUDGET IMPACT

None

Hobe Sound CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Hobe Sound Gomez Affordable Housing	\$ 535,000	\$ 350,000				
Hobe Sound Incentives	\$ 108,000					
Hobe Sound Neighborhood Enhancements	\$ 103,000					
Hobe Sound Creative Placemaking	\$ 99,000					
	\$ 845,000	\$ 350,000	\$0	\$0	\$0	\$0

Port Salerno CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Port Salerno Community Redevelopment Area
District 4

Project Limits Port Salerno Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Port Salerno Infrastructure Partnerships	Port
Salerno Parking Inovations	
Port Salerno Affordable Housing	Port
Salerno Property Acquisitions	

BACKGROUND

Integrating Capital Improvement Projects - like the installation of potable water and sewer, and roadway and parking enhancements - are part of the ongoing activities of the Port Salerno CRA. The construction of workforce housing is a countywide challenge and priority and has been identified in the CRA vision, as well. Upgrading the infrastructure, including improvements to the physical appearance of the neighborhood, are considered vital issues relevant to successful community redevelopment and the fulfillment of the Community Redevelopment Plan.

PROJECT ORIGATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Design	188,000	138,000		50,000					
Land	270,000	270,000							
Construction	2,470,869	1,550,000		920,869					
Expenditure Total	2,928,869	1,958,000		970,869	0	0	0	0	0
Revenues	Total	To Date	Carryover						FY26-FY30
				FY21	FY22	FY23	FY24	FY25	
TIF	2,928,869	1,958,000	249,400	721,469					
Revenue Total	2,928,869	1,958,000	249,400	721,469	0	0	0	0	0

Total Unfunded 0

OPERATING BUDGET IMPACT

None

Port Salerno CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Port Salerno Infrastructure Partnerships	\$ 428,669					
Parking Innovations	\$ 492,200					
Affordable Housing	\$ 50,000					
Port Salerno Property Acquisition	\$ -					
	\$ 970,869					

Golden Gate CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Golden Gate Community Redevelopment Area
District 4

Project Limits Golden Gate Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Golden Gate Pedestrian and Bike Trail
Golden Gate Property Acquisitions

Golden

BACKGROUND

The Golden Gate neighborhood includes a large, residential population that walks or rides a bicycle to work, shop and play. Those projects planned: improvements to Dixie Highway, the Golden Gate Bike and Pedestrian Trail; increased lighting; and other neighborhood enhancements like crosswalks and signage, all fulfill a public purpose by improving the physical appearance of the neighborhood, providing a safer environment and creating a livable, walkable community.

PROJECT ORIGINATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Design	54,000	54,000		0					
Land	120,639			120,639					
Construction	696,240			696,240					
Expenditure Total	870,879	54,000		816,879	0	0	0	0	0
Revenues	Total	To Date	Carryover						FY26-FY30
				FY21	FY22	FY23	FY24	FY25	
TIF	870,879	54,000	496,240	320,639					
Revenue Total	870,879	54,000	496,240	320,639	0	0	0	0	0
Total Unfunded									0

OPERATING BUDGET IMPACT

None

Golden Gate CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Golden Gate Pedestrian & Bike Trails	\$ 696,240					
Property Acquisition	\$ 120,639					
	\$ 816,879					

Old Palm City CRA Improvements

Category Non-Concurrency
CIP Rating Score 73
Project Number TBD
Location Old Palm City Community Redevelopment Area
District 5

Project Limits Old Palm City Community Redevelopment Area

Related Projects N/A
Lead Dept/Division Office of Community Development
Year Project Initiated 2021



DESCRIPTION

Old Palm City Mapp Road Town Center

BACKGROUND

In 2003, the Old Palm City Community Redevelopment Plan illustrated the vision of a true, pedestrian friendly, town center to be realized along Mapp Road. This project includes flood control, parking, roadway improvements, lighting and wide sidewalks. The neighborhood Advisory Committee continues to prioritize this project to promote the economic development and redevelopment of the corridor. Infrastructure improvements for drainage, stormwater, water quality treatment and the physical appearance of the neighborhood are also significant to encourage investment and realize the vision as set forth in the Community Redevelopment Plan.

PROJECT ORIGATION

CRA Plans

JUSTIFICATION

Policy 14.1G.1. Project priorities in Community Redevelopment Plans. In its Capital Improvement Plan, the County shall give priority to projects identified in adopted Community Redevelopment Plans for the Community Redevelopment Agency areas that provide infrastructure improvements as provided in Policy 14.1A.10. Policy 14.1G.2. Revenue sources for Community Redevelopment projects. The County shall use tax increment financing, grants and other sources of revenue to fund projects identified in adopted Community Redevelopment Plans.

Expenditures	Total	To Date		Funded					Unfunded
				FY21	FY22	FY23	FY24	FY25	FY26-FY30
Construction	4,711,367	4,400,000		311,367					
Expenditure Total	4,711,367	4,400,000		311,367	0	0	0	0	0
Revenues	Total	To Date	Carryover	FY21	FY22	FY23	FY24	FY25	FY26-FY30
TIF	2,808,795	2,497,428		311,367					
Debt Service	1,902,572	1,902,572							
Revenue Total	4,711,367	4,400,000	0	311,367	0	0	0	0	0
Total Unfunded									0

OPERATING BUDGET IMPACT

None

Old Palm City CRA Projects by Fiscal Year

Project	FY21	FY22	FY23	FY24	FY25	FY26-30
Mapp Road Town Center	\$ 311,367					
	\$ 311,367					