

COMMUNITY REDEVELOPMENT AGENCY FUND

BUDGET SUMMARY

	FY 2014 Actual	FY 2015 Actual	FY 2016 Original Budget	FY 2017 Budget	+/- From Prior Year	
Revenue						
Ad Valorem - Operating	\$2,575,804	\$0	\$0	\$0	\$0	0%
Intergovernmental	\$0	\$1,598,275	\$1,702,765	\$1,950,100	\$247,335	15%
Charges for Services	\$18,259	\$283	\$0	\$1,100	\$1,100	*
Miscellaneous Revenues	\$44,135	\$56,713	\$373,566	\$800,000	\$426,434	114%
Other Sources	\$0	\$1,243,219	\$25,801,561	\$26,130,312	\$328,751	1%
Revenue Totals	\$2,638,198	\$2,898,491	\$27,877,892	\$28,881,512	\$1,003,620	4%
Expenditures						
Personnel Services	\$238,146	\$281,559	\$320,791	\$496,443	\$175,652	55%
Operating Expenditures	\$1,143,255	\$697,266	\$1,811,410	\$1,136,534	(\$674,876)	-37%
Capital Outlay	\$1,922,718	\$300,689	\$24,060,011	\$24,290,854	\$230,843	1%
Debt Service	\$952,629	\$1,685,679	\$1,685,680	\$1,685,681	\$1	0%
Grants and Aids	\$0	\$0	\$0	\$1,272,000	\$1,272,000	0%
Expenditure Totals	\$4,256,747	\$2,965,193	\$27,877,892	\$28,881,512	\$1,003,620	4%
Net Surplus or (Deficit)	(\$1,618,549)	(\$66,703)	\$0	\$0	\$0	



Office of Community Development Community Redevelopment Agency

Mission

The Office of Community Development provides a holistic approach to neighborhood revitalization, housing assistance, and community development projects that build or expand infrastructure; upgrade public facilities; upgrade the existing housing stock; expand homeownership opportunities and affordable rental housing; and promote economic development that will enhance the tax base as well as the health, wealth and safety of a geographic designated area. The elimination and prevention of slum and blight enhance the tax base, encourage affordable housing, and facilitate redevelopment activities by the private sector within the limits of the redevelopment area of the Town.

Department Description

The Office of Community Development combines two distinctly separate functions with overlapping initiatives: the Community Services Division and the Community Redevelopment Agency. Both offices develop and administer programs, activities, and policies that assist in the creation of economically viable and sustainable neighborhoods and business districts.

The Community Redevelopment Agency is a special purpose district of the Town of Davie, which strives to make the 1,104 acre redevelopment area a better place to live, work and play. The CRA is governed in terms of make-up, power and duties by Chapter 163 Part III of Florida Statutes. The CRA is comprised of a variety of residential neighborhoods, business districts and industrial area. The CRA attempts to assist these various areas by providing and addressing geographic challenges by turning problems into opportunities.

The CRA has programs to assist residential neighborhoods by providing affordable housing and providing infrastructure, such as sidewalks, street lights, water lines, sanitary sewers, storm sewers, streets and community buildings within the redevelopment area. Programs are available to assist local businesses to make improvements to their property. Grant programs are also available to provide incentives to match funds invested by property owners in a new business or to expand their commercial business or industrial site. The CRA also funds projects to enhance the cultural and historic functions within the Town, such as the Old Davie School and the rodeo arena.

FY 2017 Budget Highlights, Projects, Major Changes and Impacts

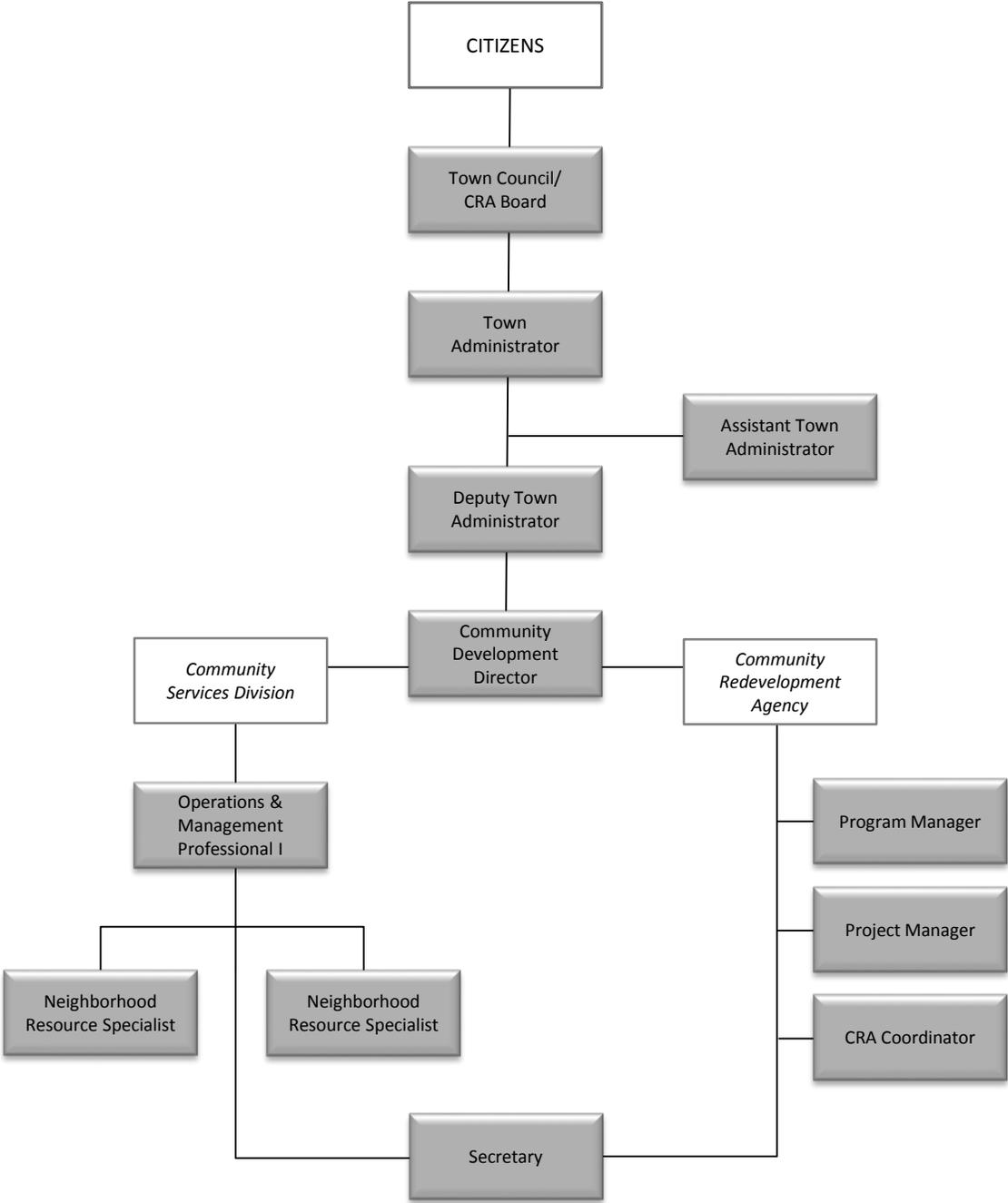
The Community Redevelopment Agency will undertake the following capital projects and programs in FY 2017:

- Phase II of the Eastside Infrastructure Improvement Program will commence in late FY 2016 and early FY 2017. These improvements will include the installation of storm sewers, water mains and hydrants, sanitary sewers, including individual connections to private property and replacing streets and sidewalks on the east side of Davie Road. The upgrades to the utility system will dramatically increase the functionality of the significant areas served by the new utility system by promoting business investments and improving environmental conditions;

- Work with Redevelopment Management Associates to select a private developer partner to develop a downtown center;
- SW 67th Avenue Improvement Projects will commence in late FY 2016;
- Davie Road Improvements from 39th to Orange Drive will commence in late FY 2016 to early FY2017;
- The Westside Drainage Project will commence in FY 2017. This project will provide a storm drainage system, which will serve the area west of Davie Road;
- Commercial Property Improvement Grants, which provide for the use of tax increment funds to leverage private investment for general exterior/interior and on-site improvements to structures and/or properties to eliminate slum and blighting influences within the Redevelopment Area;
- The CRA will finalize several incentives agreements in FY 2017 for a number of mixed use development projects;
- The CRA will continue to implement the CRA Rental Reimbursement Program (\$25,800); Minor Façade Improvement Program (\$50,000); and Community Art Program (\$25,000);
- The Enhanced Code Compliance Program also will continue (\$25,000) and will be supplemented by the CRA's funding of a part-time Code Compliance Inspector in the Police Department; and
- In late FY 2016-2017, the CRA will fill the CRA Program Manager and CRA Project Manager positions that were added in mid-FY 2016. No additional position changes are proposed for FY 2017; however the part-time CRA Consultant position that was budgeted through December 2015 is not re-budgeted in FY 2017.



The Office of Community Development



Community Redevelopment Agency Fund

Staffing Levels

	FY 2014 Budget	FY 2015 Budget	FY 2016 Budget	FY 2017 Budget	FY 2017 Changes
Administrative Aide	1	0	0	0	
Community Development Director	0	1	1	1	
CRA Coordinator	0	1	1	1	
Davie CRA Consultant PT	1	1	1	0	-1
Program Manager	0	0	1	1	
Project Manager	0	0	1	1	
Total Budgeted Positions	2	3	5	4	-1

Budget Summary

	FY 2014 Actual	FY 2015 Actual	FY 2016 Original Budget	FY 2017 Budget	\$ Change	% Change
<u>Revenue</u>						
Ad Valorem - Operating	\$2,575,804	\$0	\$0	\$0	\$0	0%
Intergovernmental	\$0	\$1,598,275	\$1,702,765	\$1,950,100	\$247,335	15%
Charges for Services	\$18,259	\$283	\$0	\$1,100	\$1,100	*
Miscellaneous Revenues	\$44,135	\$56,713	\$373,566	\$800,000	\$426,434	114%
Other Sources	\$0	\$1,243,219	\$25,801,561	\$26,130,312	\$328,751	1%
Revenue Totals	\$2,638,198	\$2,898,491	\$27,877,892	\$28,881,512	\$1,003,620	4%
<u>Expenditures</u>						
Personnel Services	\$238,146	\$281,559	\$320,791	\$496,443	\$175,652	55%
Operating Expenditures	\$1,143,255	\$697,266	\$1,811,410	\$1,136,534	(\$674,876)	-37%
Capital Outlay	\$1,922,718	\$300,689	\$24,060,011	\$24,290,854	\$230,843	1%
Debt Service	\$952,629	\$1,685,679	\$1,685,680	\$1,685,681	\$1	0%
Grants and Aids	\$0	\$0	\$0	\$1,272,000	\$1,272,000	*
Expenditure Totals	\$4,256,747	\$2,965,193	\$27,877,892	\$28,881,512	\$1,003,620	4%

COMMUNITY REDEVELOPMENT AGENCY FUND

ESTIMATED REVENUES

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>R45 - Intergovernmental</u>				
3381001 - CRA TIF Revenues	\$1,598,275	\$1,702,765	\$1,713,968	\$1,950,100
R45 - Intergovernmental Totals	\$1,598,275	\$1,702,765	\$1,713,968	\$1,950,100
<u>R55 - Charges for Services</u>				
3413000 - Misc Fees General Gov't	\$283	\$0	\$17	\$1,100
R55 - Charges for Services Totals	\$283	\$0	\$17	\$1,100
<u>R70 - Miscellaneous Revenues</u>				
3611001 - Interest on Investments	\$148,573	\$85,000	\$155,977	\$70,000
3613000 - Net Appreciation in FV	(\$21,995)	\$0	\$36,758	\$0
3614021 - Gain/Loss on Sale of Investments	(\$69,865)	\$0	(\$106,895)	\$0
3640001 - Sale of Surplus Property	\$0	\$288,566	\$0	\$730,000
R70 - Miscellaneous Revenues Totals	\$56,713	\$373,566	\$85,840	\$800,000
<u>R80 - Other Sources</u>				
3810100 - Interfund Transfers In	\$1,243,219	\$1,341,550	\$1,339,607	\$1,539,458
3940100 - From CRA Reserves	\$0	\$25,774,392	\$0	\$24,590,854
R80 - Other Sources Totals	\$1,243,219	\$27,115,942	\$1,339,607	\$26,130,312
Revenue Grand Totals:	\$2,898,491	\$29,192,273	\$3,139,431	\$28,881,512

COMMUNITY REDEVELOPMENT AGENCY FUND

APPROPRIATIONS

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>PS - Personnel Services</u>				
51201 - Salaries- Regular	\$210,623	\$252,022	\$131,522	\$338,785
51209 - Salaries- Auto Allowances	\$3,360	\$3,360	\$2,800	\$3,360
51210 - Salaries- Phone Allowances	\$1,020	\$1,220	\$850	\$1,620
52101 - FICA Taxes	\$16,113	\$19,538	\$10,132	\$26,034
52205 - Ret. Contr- DB Plan, Gen.Empl & Exec	\$34,924	\$53,948	\$28,478	\$66,315
52301 - Life & Health Ins- Health	\$15,188	\$41,207	\$13,323	\$59,616
52401 - Workers' Compensation	\$332	\$540	\$276	\$713
PS - Personnel Services Totals	\$281,559	\$371,835	\$187,381	\$496,443
<u>OE - Operating Expenditures</u>				
53101 - Prof Svc- Legal Expense	\$16,700	\$30,000	\$7,666	\$30,000
53103 - Prof Svc- Special Projects	\$81,138	\$773,784	\$298,784	\$128,800
53107 - Prof Svc- Other Professional Svcs	\$36,033	\$58,000	\$9,198	\$105,000
53110 - Prof Svc- Investment Advisory Fees	\$9,131	\$10,000	\$9,043	\$9,200
53401 - Other Svc- Contractual Services	\$62,682	\$260,350	\$68,234	\$193,002
53426 - Other Svc- Internal Charges IT	\$17,872	\$10,180	\$9,332	\$6,336
53440 - Other Svc- Administrative Fees	\$78,753	\$140,428	\$128,726	\$139,540
53444 - Other Svc- Marketing Expenses	\$0	\$25,000	\$0	\$0
53449 - Other Svc- CRA Policing Program	\$319,145	\$345,180	\$172,590	\$353,866
53454 - Other Svc- Enhanced Code Compliance	\$0	\$0	\$0	\$65,725
54101 - Communications Services Expense	\$3,726	\$4,537	\$3,056	\$3,816
54302 - Utility Svc- Water & Sewer	\$18,663	\$27,250	\$22,179	\$34,150
54303 - Utility Svc- Electric	\$17,599	\$24,110	\$12,627	\$20,500
54401 - Rentals & Leases	\$6,600	\$7,200	\$6,000	\$12,700
54501 - Ins- Insurance Premiums	\$24,766	\$25,510	\$16,420	\$18,000
55101 - Office Supply Expenses	\$1,718	\$12,837	\$3,140	\$7,899
55501 - Training- Training & Education	\$2,740	\$6,000	\$1,072	\$8,000
OE - Operating Expenditures Totals	\$697,266	\$1,760,366	\$768,067	\$1,136,534
<u>CO - Capital Outlay</u>				
56209 - Buildings- Rodeo Restrooms	\$5,084	\$533	\$0	\$533
563000 - Infrast- SW 67 Ave Roadway Constr.	\$26,575	\$1,197,519	\$7,435	\$650,084
563016 - Infrast- Davie Rd Downtown Improv.	\$0	\$1,874,262	\$0	\$1,824,250
563018 - Infrast- Westside Infrast. & Rodeo Roadways	\$89,323	\$4,389,490	\$17,021	\$4,367,468
56383 - Infrast- CRA Phase II Eastside Infra.	\$179,708	\$17,765,437	\$31,567	\$17,433,868
56397 - Infrast- SW 41 Street - CRA Parking Lot	\$0	\$14,651	\$0	\$14,651
564018 - Mach & Equip- Rodeo Bleachers Expansion	\$0	\$132,500	\$132,500	\$0
CO - Capital Outlay Totals	\$300,689	\$25,374,392	\$188,523	\$24,290,854
<u>DS - Debt Service Totals</u>				
57100 - Principal Payments	\$1,276,516	\$1,307,450	\$1,307,450	\$1,341,181
57200 - Interest Payments	\$409,163	\$378,230	\$378,229	\$344,500
DS - Debt Service Totals	\$1,685,679	\$1,685,680	\$1,685,679	\$1,685,681

COMMUNITY REDEVELOPMENT AGENCY FUND (cont.)

APPROPRIATIONS

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>GR - Grants and Aids</u>				
58206 - Grants&Aids- Sponsorships	\$0	\$0	\$0	\$57,000
58207 - Grants&Aids- Property Improvmt Grants	\$0	\$0	\$0	\$450,000
58208 - Grants&Aids- Development Incentives	\$0	\$0	\$0	\$765,000
GR - Grants and Aids Totals	\$0	\$0	\$0	\$1,272,000
Expenditure Grand Totals:	\$2,965,193	\$29,192,273	\$2,829,650	\$28,881,512

COMMUNITY REDEVELOPMENT AGENCY FUND
CRA GENERAL OPERATIONS

APPROPRIATIONS

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>PS - Personnel Services</u>				
51201 - Salaries- Regular	\$210,623	\$252,022	\$131,522	\$338,785
51209 - Salaries- Auto Allowances	\$3,360	\$3,360	\$2,800	\$3,360
51210 - Salaries- Phone Allowances	\$1,020	\$1,220	\$850	\$1,620
52101 - FICA Taxes	\$16,113	\$19,538	\$10,132	\$26,034
52205 - Ret. Contr- DB Plan, Gen.Empl & Exec	\$34,924	\$53,948	\$28,478	\$66,315
52301 - Life & Health Ins- Health	\$15,188	\$41,207	\$13,323	\$59,616
52401 - Workers' Compensation	\$332	\$540	\$276	\$713
PS - Personnel Services Totals	\$281,559	\$371,835	\$187,381	\$496,443
<u>OE - Operating Expenditures</u>				
53101 - Prof Svc- Legal Expense	\$16,700	\$30,000	\$7,666	\$30,000
53103 - Prof Svc- Special Projects	\$66,095	\$373,784	\$298,784	\$128,800
53107 - Prof Svc- Other Professional Svcs	\$36,033	\$58,000	\$9,198	\$105,000
53110 - Prof Svc- Investment Advisory Fees	\$9,131	\$10,000	\$9,043	\$9,200
53401 - Other Svc- Contractual Services	\$57,819	\$260,350	\$68,234	\$193,002
53426 - Other Svc- Internal Charges IT	\$17,872	\$10,180	\$9,332	\$6,336
53440 - Other Svc- Administrative Fees	\$78,753	\$140,428	\$128,726	\$139,540
53444 - Other Svc- Marketing Expenses	\$0	\$25,000	\$0	\$0
53449 - Other Svc- CRA Policing Program	\$0	\$345,180	\$172,590	\$353,866
53454 - Other Svc- Enhanced Code Compliance	\$0	\$0	\$0	\$65,725
54101 - Communications Services Expense	\$3,726	\$4,537	\$3,056	\$3,816
54302 - Utility Svc- Water & Sewer	\$18,663	\$27,250	\$22,179	\$34,150
54303 - Utility Svc- Electric	\$17,599	\$24,110	\$12,627	\$20,500
54401 - Rentals & Leases	\$6,600	\$7,200	\$6,000	\$12,700
54501 - Ins- Insurance Premiums	\$24,766	\$25,510	\$16,420	\$18,000
55101 - Office Supply Expenses	\$1,718	\$12,837	\$3,140	\$7,899
55501 - Training- Training & Education	\$2,740	\$6,000	\$1,072	\$8,000
OE - Operating Expenditures Totals	\$358,215	\$1,360,366	\$768,067	\$1,136,534
<u>DS - Debt Service</u>				
57100 - Principal Payments	\$1,276,516	\$1,307,450	\$1,307,450	\$1,341,181
57200 - Interest Payments	\$409,163	\$378,230	\$378,229	\$344,500
DS - Debt Service Totals	\$1,685,679	\$1,685,680	\$1,685,679	\$1,685,681
<u>GR - Grants and Aids</u>				
58206 - Grants&Aids- Sponsorships	\$0	\$0	\$0	\$57,000
58207 - Grants&Aids- Property Improvmt Grants	\$0	\$0	\$0	\$250,000
58208 - Grants&Aids- Development Incentives	\$0	\$0	\$0	\$665,000
GR - Grants and Aids Totals	\$0	\$0	\$0	\$972,000
Expenditure Grand Totals:	\$2,325,453	\$3,417,881	\$2,641,127	\$4,290,658

**COMMUNITY REDEVELOPMENT AGENCY FUND
BOND PROJECTS**

APPROPRIATIONS

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>CO - Capital Outlay</u>				
56209 - Buildings- Rodeo Restrooms	\$5,084	\$533	\$0	\$533
563000 - Infrast- SW 67 Ave Roadway Constr.	\$26,575	\$901,050	\$7,435	\$353,615
563018 - Infrast- Westside Infrast. & Rodeo Roadways	\$88,175	\$3,990,637	\$0	\$3,985,635
56383 - Infrast- CRA Phase II Eastside Infra.	\$173,210	\$12,900,494	\$31,567	\$12,568,925
56397 - Infrast- SW 41 Street - CRA Parking Lot	\$0	\$14,651	\$0	\$14,651
CO - Capital Outlay Totals	\$293,044	\$17,807,365	\$39,002	\$16,923,359
Expenditure Grand Totals:	\$293,044	\$17,807,365	\$39,002	\$16,923,359

**COMMUNITY REDEVELOPMENT AGENCY FUND
CRA RESERVES**

APPROPRIATIONS

	FY 2015 Actual	FY 2016 Amended Budget	FY 2016 YTD Actual	FY 2017 Budget
Fund: 100 Community Redevelopment Agency				
<u>OE - Operating Expenditures</u>				
53103 - Prof Svc- Special Projects	\$15,043	\$400,000	\$0	\$0
53401 - Other Svc- Contractual Services	\$4,864	\$0	\$0	\$0
53449 - Other Svc- CRA Policing Program	\$319,145	\$0	\$0	\$0
OE - Operating Expenditures Totals	\$339,051	\$400,000	\$0	\$0
<u>CO - Capital Outlay</u>				
563000 - Infrast- SW 67 Ave Roadway Constr.	\$0	\$296,469	\$0	\$296,469
563016 - Infrast- Davie Rd Downtown Improv.	\$0	\$1,874,262	\$0	\$1,824,250
563018 - Infrast- Westside Infrast. & Rodeo Roadways	\$1,148	\$398,853	\$17,021	\$381,833
56383 - Infrast- CRA Phase II Eastside Infra.	\$6,498	\$4,864,943	\$0	\$4,864,943
564018 - Mach & Equip- Rodeo Bleachers Expansion	\$0	\$132,500	\$132,500	\$0
CO - Capital Outlay Totals	\$7,645	\$7,567,027	\$149,521	\$7,367,495
<u>GR - Grants and Aids</u>				
58207 - Grants&Aids- Property Improvmt Grants	\$0	\$0	\$0	\$200,000
58208 - Grants&Aids- Development Incentives	\$0	\$0	\$0	\$100,000
GR - Grants and Aids Totals	\$0	\$0	\$0	\$300,000
Expenditure Grand Totals:	\$346,696	\$7,967,027	\$149,521	\$7,667,495