

Item Cover Page

COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING AGENDA ITEM REPORT

DATE: July 23, 2025

SUBMITTED BY: Todd Campbell, Community Redevelopment Agency

ITEM TYPE: Miscellaneous

AGENDA SECTION: **CONSENT AGENDA**

SUBJECT: Redevelopment, CPTED, and Unchained Fence Grant Application from Cecilia Hernandez & Joni Powers for a property located at 1006 16th Avenue West.

SUGGESTED ACTION: Approve

Is this item Quasi-Judicial?

No

Does this item require a public hearing?

No

EXPLANATION:

Cecilia Hernandez and Joni Powers (applicant) submitted an application for a Redevelopment Grant, a CPTED Grant, and an Unchained Fence Grant to CRA staff for a property located at 1006 16th Avenue West. CRA Sustainable Redevelopment Grants allow for stacking of grants with Board approval per Section 4.6.

Redevelopment Grant:

The applicant is estimating a total investment of \$118,000 in improvements to the property. Improvement projects include the following: windows, and exterior door replacement; exterior deck addition; upgrades to the kitchen's real property; and custom-built counter with display case and service area. The applicant is requesting grant funds up to \$50,000, which is 42% of estimated total investment amount. CRA Sustainable Redevelopment Grants Section 6.2 Grant Match Table: Redevelopment Grant

CPTED Grant:

The applicant is estimating a total investment of \$31,000 in improvements, which

include perimeter fencing, exterior lighting enhancements, and electronic surveillance. The applicant is requesting grant funding up to \$15,000, which is 48% of the estimated total investment amount. CRA Sustainable Redevelopment Grants Section 6.2 Grant Match Table: CPTED

Unchained Fence:

The applicant is estimating a total investment of \$20,000 in improvements, which include removal of chain link fence located on the front and street facing side of the property. Fencing will be replaced with a new aluminum fencing product. The applicant is requesting grant funding up to \$10,000, which is 50% of the estimated total investment amount. CRA Sustainable Redevelopment Grants Section 6.2 Grant Match Table: Unchained Fence

The Tamiami Trail CAC unanimously approved recommendation of a Redevelopment, CPTED, and Unchained Fence Grant at the latest Advisory Board meeting that was held on July 11, 2025.

FINANCIAL IMPACT:

Redevelopment Grant in an amount up to \$50,000

CPTED Grant in an amount up to \$15,000

Unchained Fence Grant in an amount up to \$10,000

SUGGESTED MOTION:

Move to approve a Redevelopment Grant for Cecilia Hernandez and Joni Powers in an amount up to \$50,000 for a property located at 1006 16th Avenue West.

Move to approve a CPTED Grant for Cecilia Hernandez and Joni Powers in an amount up to \$15,000 for a property located at 1006 16th Avenue West.

Move to approve an Unchained Fence Grant for Cecilia Hernandez and Joni Powers in an amount up to \$10,000 for a property located at 1006 16th Avenue West.

ATTACHMENTS:

[CPTED Grant Application-Le Paon.PDF](#)

[Redevelopment Grant Application-Le Paon.PDF](#)

[Unchain Fence Grant Application-La Peon.PDF](#)

[1006 16th Ave W Aerial.jpg](#)

[Bakery Fence Photo from 10th St W.jpg](#)

[Bakery Fence Photo from 16th Ave W.jpg](#)