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COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING AGENDA ITEM REPORT

DATE: July 22, 2026

SUBMITTED BY: Todd Campbell, Community Redevelopment Agency

ITEM TYPE: Miscellaneous

AGENDA SECTION: **TAMIAMI TRAIL CRA**

SUBJECT: Amended Redevelopment Grant Request for AJA Business Holdings, LLC. for a property located at 2514 9th Street West.

SUGGESTED ACTION: Approve

Is this item Quasi-Judicial?

No

Does this item require a public hearing?

No

EXPLANATION:

At the May 27, 2026, CRA Board meeting, AJA Business Holdings LLC was approved for a Commercial Redevelopment Grant in an amount up to \$50,000 to fund roof replacement at 2514 9th Street West.

Under current CRA policy, applicants are eligible to apply for a subsequent, identical grant category 12 months post-approval of the initial grant, provided the previous project is complete and all reimbursement obligations have been met. Based on this timeline, the applicant would standardly become eligible to reapply on May 28, 2027.

In early June 2026, the applicant contacted CRA staff to request "preapproval" for future funding phases. To support this request, the applicant supplied property improvement quotes detailing an additional private investment of up to \$285,000.00. This comprehensive scope of work will impact nearly every surface of the property, transforming a vacant, blighted warehouse into the corporate headquarters for Platinum Live Productions.

Securing a structured preapproval would allow the applicant to coordinate with lenders and vendors to align construction timelines based on guaranteed funding availability. The applicant understands that disbursements would remain tied to the annual cycle—making them eligible for maximum grant reimbursements every 12 months following the initial May 27, 2026, anniversary date—with total cumulative funding across all phases not to exceed \$195,000.00.

CRA staff supports this preapproval request. Allowing a structured variance in this instance encourages the private market to invest substantial capital into property improvements at an expedited rate, accelerates the elimination of slum and blight, and secures the rapid activation of a corporate headquarters within the district.

FINANCIAL IMPACT:

Total grant amount up to \$195,000.00

ATTORNEY REVIEW/RECOMMENDATION:

Reviewed by Attorney

SUGGESTED MOTION:

Move to approve the request by AJA Business Holdings LLC for a phased redevelopment grant preapproval for the property located at 2514 9th Street West, in a cumulative amount not to exceed \$195,000.00 subject to standard annual funding cycles and compliance with all CRA program requirements and reimbursement obligations.

ATTACHMENTS:

[AJA Redevelopment Grant Initial Application.PDF](#)