

Community Redevelopment Agency Annual Report

FISCAL YEAR 2017
SUBMITTED MARCH 30, 2018

Prepared for:
City of Punta Gorda Community
Redevelopment Agency and City Council



Punta Gorda

March 30, 2018

Auditor General's Office
111 West Madison Street
Claude Denso Pepper Building
Tallahassee, Florida 32399-1450

Ladies and Gentlemen:

We are pleased to submit the Annual Progress Status Report for the City of Punta Gorda Community Redevelopment Agency (PGCRA) for the fiscal year ending September 30, 2017. Section 163.356(3)(c) requires the City to file with its governing body, on or before March 31 each year, a report of its activities for the preceding fiscal year, which report shall include a complete financial statement setting forth its assets, liabilities, income, and operating expenses of the end of such fiscal year. It is the philosophy of the PGCRA to keep all interested parties informed with respect to the activities of the PGCRA and encourage active participation in the development of redevelopment programs benefiting the entire community. We believe the data, as presented, is accurate in all material respects and that all disclosures necessary to enable the reader of this report to gain an understanding of PGCRA's operation and financial activity (included).

Respectfully submitted,

Joan F. LeBeau, AICP
Urban Design Manager



The Mission

... To create an aesthetically unique environment with high quality character while maintaining small town charm ...

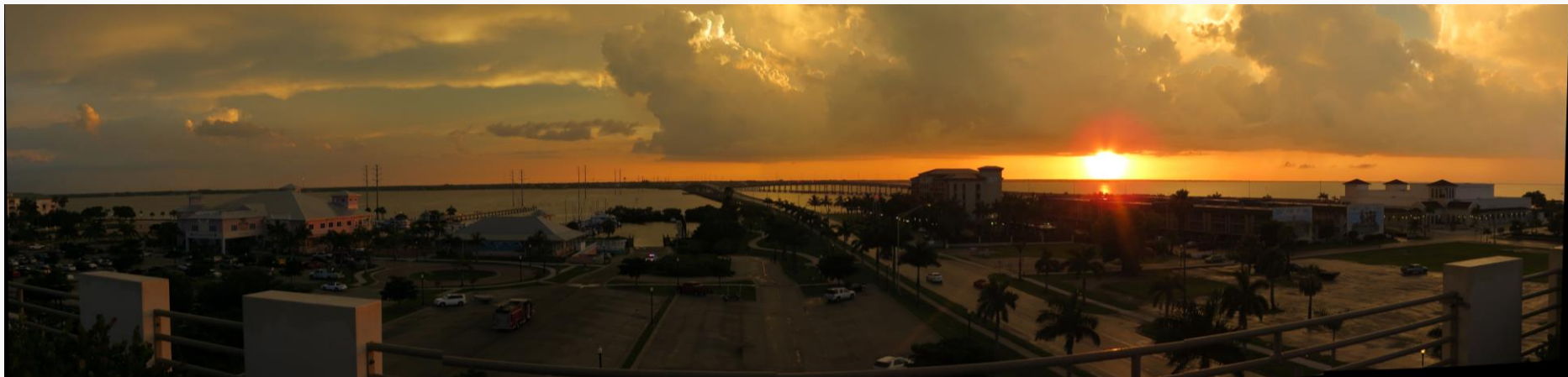
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What is the CRA?

A Community Redevelopment Agency (CRA) is a taxing district established by local government for the purpose of carrying out redevelopment activities that include reducing or eliminating blight, increasing the tax base, and encouraging public and private investments in the redevelopment area. The members of the Punta Gorda City Council also serve as the Board members of the CRA along with two (2) members at large and the City Manager, who serves as the CRA Executive Director.



Meet the 2017 CRA Members



Pictured Above Left to Right: Nancy Prafke, Vice Chair Gary Wein, Frank Weikel, Chair Rachel Keesling, Jane Sturges, Lynne Matthews, and Jaha Cummings

City Staff

Howard Kunik, CRA Director

David Levin, City Attorney

Karen Smith, City Clerk

Joan LeBeau, AICP, Urban Design Manager

David C Hilston, AICP, Chief Planner

Mitchell S Austin, AICP CNU-A, Urban Planner

Julie Ryan, Planner

Kylee McGloin, Administrative Assistant



Public Notice



**PUBLIC NOTICE
CITY OF PUNTA GORDA
COMMUNITY REDEVELOPMENT AGENCY
ANNUAL FINANCIAL REPORT**

All interested parties are hereby notified that the Punta Gorda Community Redevelopment Agency has filed with the State of Florida Auditor General's Office a copy of its Annual Status Report and Annual Financial Report highlighting projects, programs and CRA finances for the fiscal year ending September 30, 2017. Copies of these documents may be examined after March 30, 2018, in the Office of the City Clerk, City Hall, 326 W. Marion Avenue, Punta Gorda, Florida, 33950, the Punta Gorda Urban Design Division, City Hall Annex, 126 Harvey Street, 3rd Floor, Punta Gorda, Florida, 33950, during regular business hours Monday through Friday from 8:00AM to 4:30PM, or may be accessed, after March 30, 2018 on the City's website at www.pgorda.us.

This notice is being published in compliance with the requirements of Section 163.356(e)(c) of the Florida Statutes governing Community Redevelopment Agencies.



The Purpose

Pursuant to Section 163.356(3)(c) of Florida Statutes, the City of Punta Gorda Community Redevelopment Agency (the “Agency”) is required to:

...file with the governing body, on or before March 31 of each year, a report of its activities for the preceding fiscal year, which report shall include a complete financial statement setting forth its assets, liabilities, income, and operating expenses as of the end of such fiscal year. At the time of the filing of the report, the “Agency” shall publish in a newspaper of general circulation in the community a notice of the effect that such report has been filed with the municipality and that the report is available for inspection during business hours in the office of the Clerk of the City and in the office of the “Agency”.

The purpose of this Annual Report is to satisfy the requirements of Section 163.356(3)(C) and to provide the public with useful information concerning the Community Redevelopment Area and Agency.

The History of the CRA

In July 1985, City Councilwoman Phyllis Smith was named to head a group of local residents, business people, and community leaders with the express purpose of encouraging the revitalization of Punta Gorda's historic downtown area. The committee began with a community-wide citizen survey that said the downtown area needed conveniently located parking, a broader range of retail/service businesses, preservation of its rich history, and a stronger lineage of the central business district to the Charlotte Harbor waterfront. The Committee turned its efforts to downtown revitalization and in 1990 the establishment of a Community Redevelopment Agency with the aim of adopting a redevelopment plan for its downtown area and using tax increment financing to fund the projects and programs contained in the plan. The City of Punta Gorda has moved forward and has steadily implemented the projects and programs within the Redevelopment Plan (East Side and Downtown Planning Study) to achieve and realize the goals and objectives of the Plan.

CRA Boundary Map



The CRA area is bounded on the North by the Peace River, on the West by Maud Street, on the South by Henry Street, and on the East by Cooper Street.



2017 CRA Activities

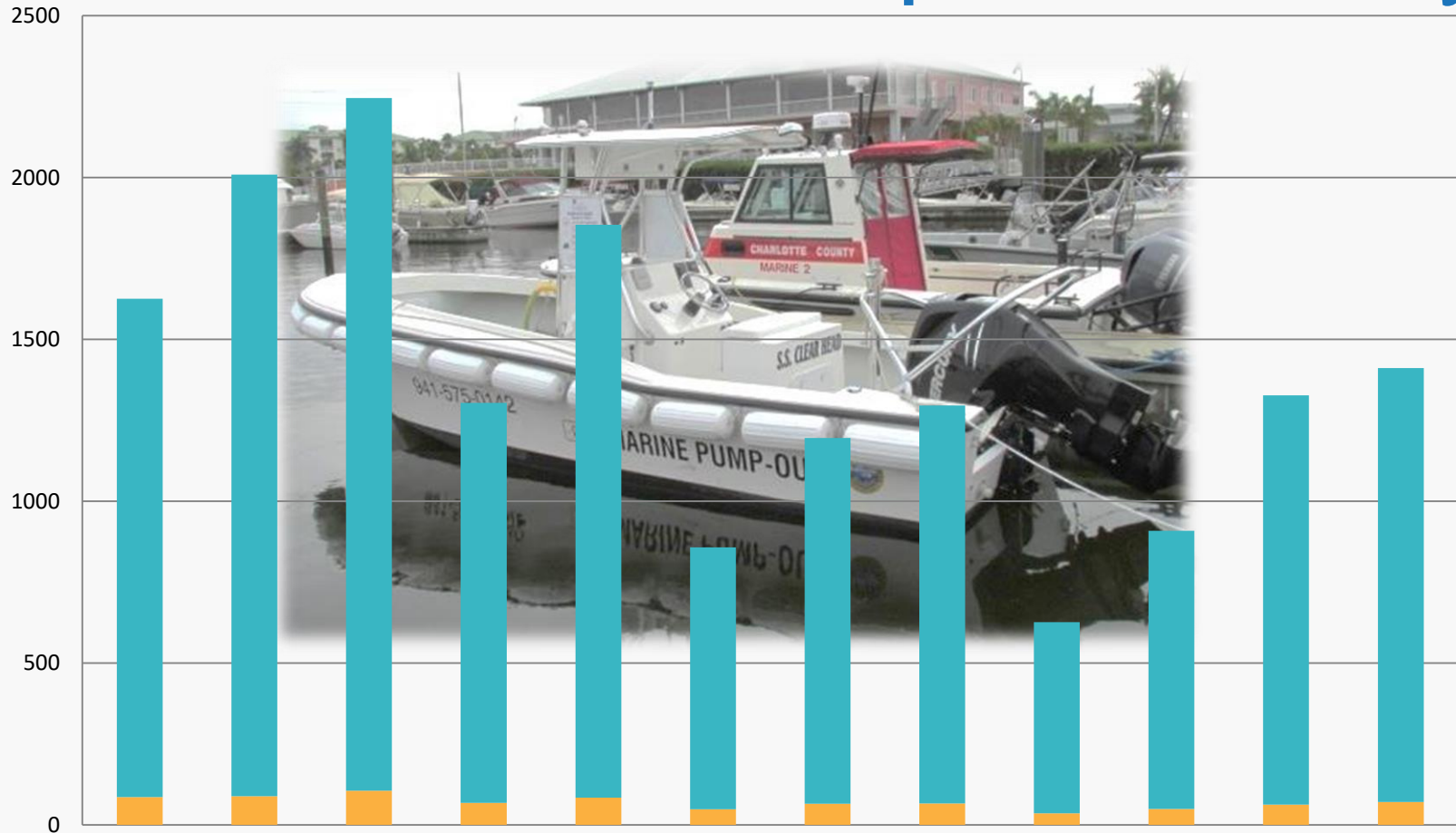


Laishley Park Municipal Marina



	Jan-17	Feb-17	Mar-17	Apr-17	May-17	Jun-17	Jul-17	Aug-17	Sep-17	Oct-17	Nov-17	Dec-17
■ Annual Contracts	39	37	37	36	37	33	35	33	33	34	33	34
■ Semi-Annual Contracts	11	10	8	5	4	3	1	0	2	1	4	4
■ Monthly Contracts	10	13	9	10	7	9	1	9	8	8	12	14
■ Commercial Contracts	14	14	14	14	14	14	14	14	14	14	14	14
■ Transient Contracts	0	4	1	1	2	2	1	0	0	0	0	0
■ Mooring Rental	6	5	5	3	4	4	3	4	4	3	3	4

SS Clearhead PumpOut Activity



	Jan-17	Feb-17	Mar-17	Apr-17	May-17	Jun-17	Jul-17	Aug-17	Sep-17	Oct-17	Nov-17	Dec-17
Total Gallons Pumped	1540	1920	2140	1236	1770	810	1130	1230	590	860	1264	1340
Number of Pump Out	86	89	106	68	84	48	65	66	36	49	63	71

Welcome New Business

- Nix & Associates Real Estate – 403 Sullivan
- Organic Farm Kitchen - 522 Nesbit St.
- Time Payroll HR - 115 W. Olympia Ave.
- Time HR Payroll Solutions Inc - 115 W Olympia Avenue
- Bella's Bistro - 117 W Marion Ave
- Charles Rutenberg Realty - 225 Sullivan Street
- Scuba Trek -1080 Taylor Street, Suite 111
- Charlotte Harbor Construction - 512 East Marion Avenue
- Fairway Independent Mortgage - 201 West Marion Avenue, #1203
- Holistic Rejuvenation - 201 West Marion Avenue, #1209
- Lunamar Studio - 225 Sullivan Street
- Distinctive Home Care of Southwest Florida - 207 Cross Street, Unit 204
- Retirement Solutions - 265 E Marion Avenue, Unit 115
- Wonderspace Int'l Consulting LLC - 225 Sullivan Street

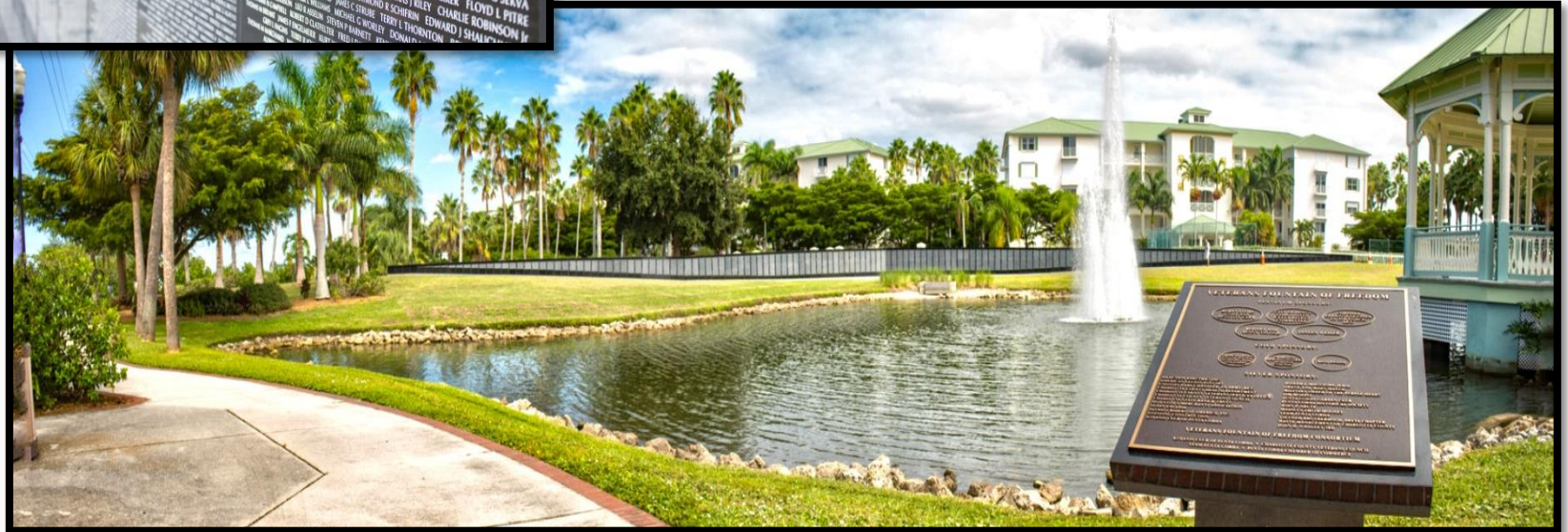


Completed Projects



Veterans Park

The *Vietnam Memorial Wall* of Southwest Florida is a half-scale (approximate) replica of the *wall* in Washington, D.C. This beautiful installation is dedicated to the men and women who gave their lives in the *Vietnam War*.



Affordable Housing

Conversion of four commercial units into four affordable residential housing units.



Marina Building Improvements

Window Repairs



FPL SolarNow Project

Joint partnership with Florida Power & Light (FPL) to place solar canopies in Laishley Park, Bailey Brother's Park, Herald Court Plaza, and Government Center.



Projects in Progress



Harborwalk at Gilchrist Park



Project limits are from the western side of the Punta Gorda Waterfront Hotel to Gill St.

Amenities include:

- 20-foot wide Harborwalk
- Decorate seating area
- Large & small pavilions
- Brick intersection improvements
- Parking enhancements
- Landscaping



Gilchrist Park Playground

Due to its beautiful waterfront location and majestic shade tree, the playground at Gilchrist Park is by far the most iconic playground in Punta Gorda. This recreational area is slated to be overhauled as part of Harborwalk West.



Future Projects



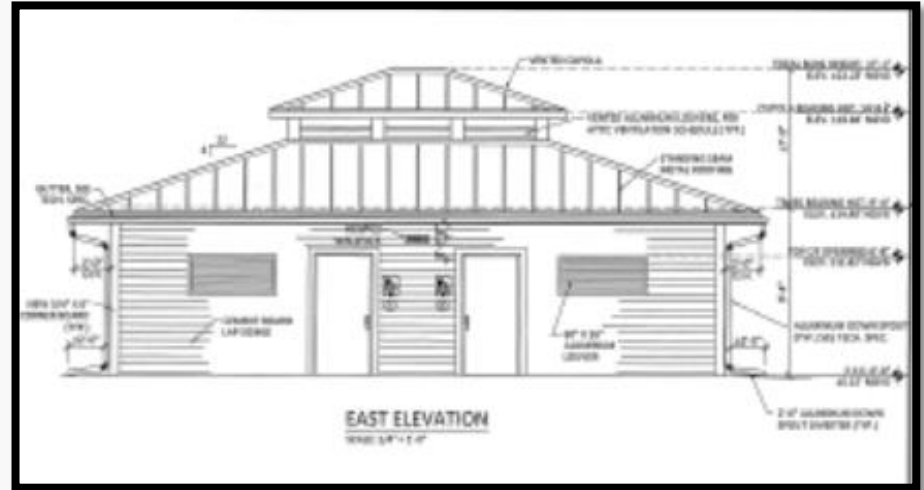
Punta Gorda Library & Historic Archive



A 20,000+ SF Municipal Library & Historical Archive to be constructed at 401 Shreve St.

Gilchrist Park Restroom Facilities

Construction of new restroom facilities to be located near the Gilchrist Park Playground and Pavilions in Area 1

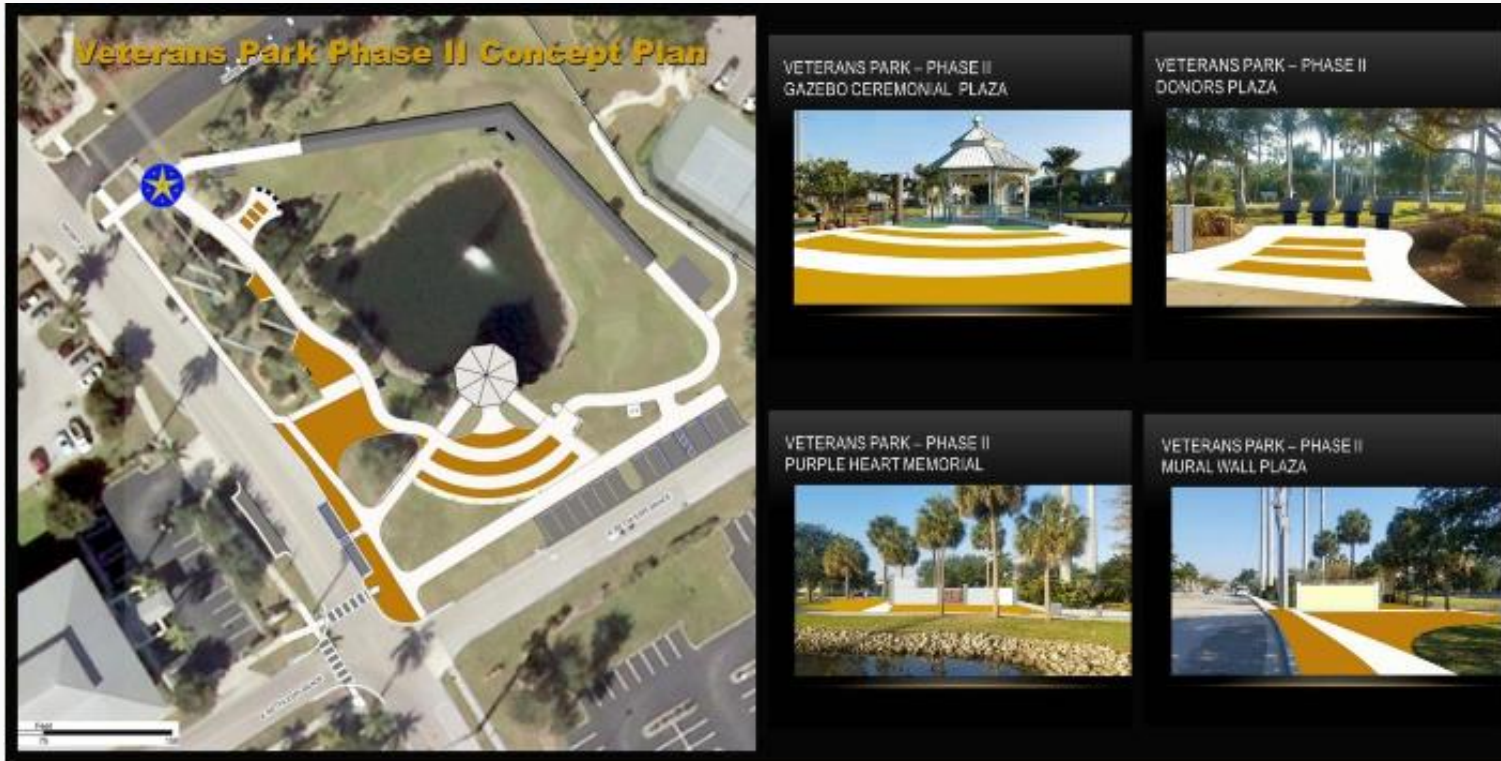


Harborwalk at Gilchrist Park Phase II

- Harborwalk from Gill to Berry
 - Add On-Street Parking to W. Retta Esplanade
 - Landscaping
 - Decorative Lighting
 - Replacement Lighting for Courts
 - Maximize Parking for Gilchrist Park Playground & Bayfront Center
 - Improvements to Basketball Courts



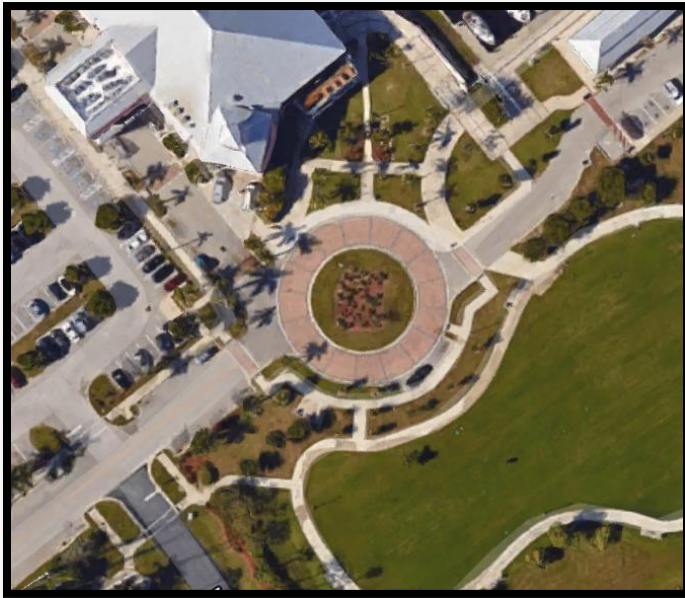
Veteran's Park Phase II



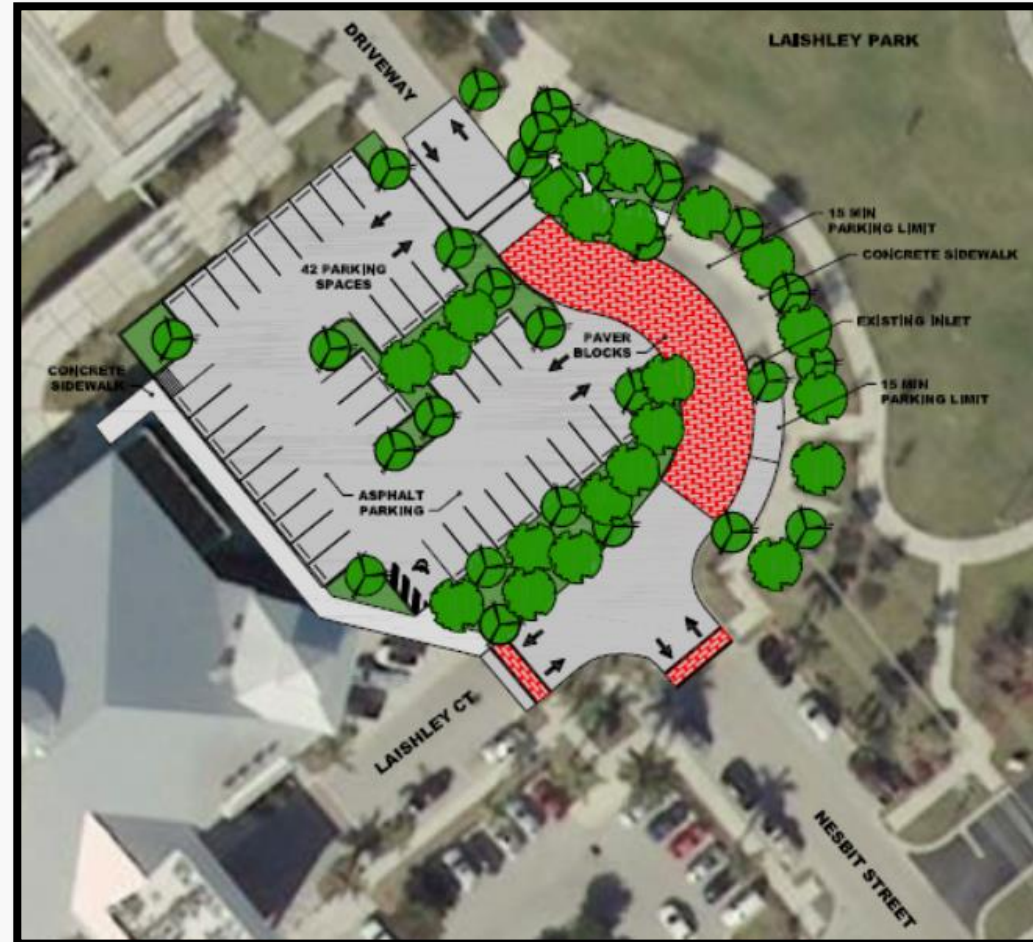
Renovations including parking & streetscape, honor walk, mural wall plaza, Purple Heart memorial, donors plaza, and gazebo ceremonial plaza.



Laishley Park Parking Improvements



Redesign of traffic circle area to create 45 additional parking spaces on the northeast side of Crab House building.



Special Events



Downtown Punta Gorda is also a place for numerous events. The scenic waterfront open space hosts public festivals, concerts, and fishing tournaments. These events bring a steady stream of people to the downtown area and generate interest in the Punta Gorda Community Redevelopment Area.

Arts & Craft Shows

- TNT Arts & Crafts Show
- PR National Art Show
- Sullivan Street Craft Fair
- Spring Festival Arts & Crafts Show
- Snowbird Festival Arts & Crafts Show



Car Shows

- Vintage Motor Car Club of America
- Veteran's Car Show
- Mustang Club of Charlotte County



Walks, Runs, & Bikes

- Pedal and Play in Paradise
- Mental Health Awareness Walk
- Guns N Hoses Fallen Heroes Memorial 10K & 5K & 1 mile walk
- TEAM PG Pedal & Play
- Unity March
- 7th Annual Girls on the Run
- SVDP Walk for the Poor
- AHA Heart Walk
- Walmart 5K for JDRF
- Walk to End Alzheimer



Concerts & Parades

- MLK Parade
- Downtown Spring Bash
- Homecoming
- Lee County Pipes & Drums
- Funk Fest 8
- Blues Brews & BBQ 2017
- 39th Annual Christmas Parade



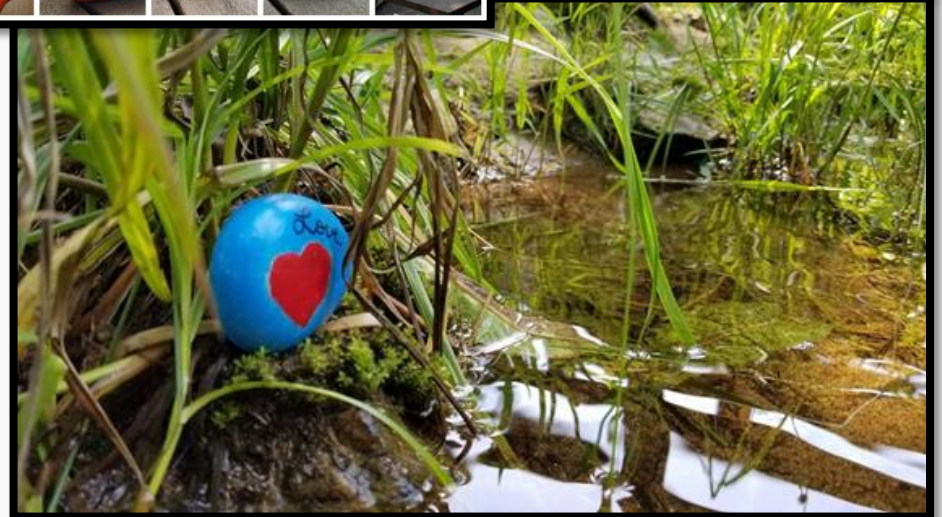
Festivals

- Oktoberfest 2017
- Caribbean Jerk and Cultural Festival
- iHeart Media Peace River Food Festival
- Hibiscus Festival
- 2nd Annual Latino Festival
- 12th Annual Wine & Jazz Festival
- Charlotte County Pride Festival



Other Special Events

- Fishing Tournament Captain's
- Downtown Spring Bash
- Taste of Punta Gorda
- PG Boat Show
- Paint Your Heart Out
- Downtown Hoedown
- 7th Annual Punta Gorda Pub Crawl
- Smuggler's Charlotte Harbor Chili Challenge
- Food Truck Battle
- Rocking with the Fire Department



Financial Matters



How is the CRA Funded?

Activities in the CRA are predominantly funded by tax increment. Tax increment is calculated based on the dollar value of all real property in the Community Redevelopment Area at the time the CRA district is created, also known as the “frozen value”. Taxing authorities who contribute to the tax increment continue to receive property tax revenues based on the frozen value. However, any tax revenues from increases in real property value, referred to as “increment”, are deposited into the Community Redevelopment Agency Trust Fund and dedicated to the redevelopment area. Tax increment revenues can be used immediately, saved for a particular project, or bonded to maximize the funds available. Any funds received from a tax increment financing area must be used in accordance with the Redevelopment Plan for specific redevelopment purposes within the targeted area, and not for general governmental purposes.

Financial Matters

The Community Redevelopment Agency budget and financial reporting activities are part of the City's comprehensive financial process. The following tables contain the City of Punta Gorda CRA Financials for the fiscal year ending September 30, 2017.

CITY OF PUNTA GORDA, FLORIDA		
BALANCE SHEET		
Community Redevelopment Agency		
September 30, 2017		
ASSETS		
Cash and cash equivalents	\$	1,234,874
Accounts receivable		4,516
Total Assets	\$	1,239,390

CITY OF PUNTA GORDA, FLORIDA
BALANCE SHEET
Community Redevelopment Agency
September 30, 2017

LIABILITIES AND FUND BALANCES

Accounts payable	\$	23,835
Unearned revenue		23,602
Total liabilities	\$	47,437
Fund balances		
Debt Service and maintenance		
CRA District (Downtown)		1,191,953
Total Fund Balances	\$	1,191,593
Total Liabilities and Fund Balances	\$	1,239,390

CITY OF PUNTA GORDA, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
Community Redevelopment Agency
For the Fiscal Year Ended September 30, 2017

Revenues		
Intergovernmental revenues	\$	988,358
Miscellaneous		332,472
Total Revenues	\$	1,320,830
Expenditures		
Economic environment		475,633
Capital Outlay		75,512
Total expenditures	\$	551,145
Excess Revenues over expenditures		766,685
Other financing sources (uses)		
Transfers in		502,566
Transfers out		(1,388,313)
Total other financing sources (uses)		(885,747)
Net change in fund balances		(69,062)
Fund balances, October 1, 2016		1,261,015
Fund Balances, September 30, 2017	\$	1,191,953

CITY OF PUNTA GORDA, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES -
BUDGET AND ACTUAL
COMMUNITY REDEVELOPMENT AGENCY FUND
For the Fiscal Year Ended September 30, 2017

	Budgets			
	Original	Final	Actual	Final Budget
Revenues	\$ 982,031	\$ 982,031	\$ 988,385	\$ 6,327
Intergovernmental revenues	345,427	345,427	332,472	(12,955)
Miscellaneous				
Total Revenues	1,327,458	1,327,458	1,320,857	(6,628)
Expenditures				
Economic environment	332,576	616,973	475,633	141,340
Capital outlay	-	337,905	78,512	259,393
Total Expenditures	332,576	954,878	554,145	400,733
Excess revenues over expenditures	994,882	372,580	766,685	394,105
Other financing sources (uses)				
Transfers in	500,000	500,000	502,566	2566
Transfers out	(1,338,313)	(1,338,313)	(1,338,313)	-
Total other financing uses	(838,313)	(838,313)	(835,747)	2,566
Net change in fund balances	\$ 156,569	\$ (465,733)	\$ (69,062)	\$ 396,671
Fund balances, October 1, 2016			1,261,015	
Fund balances, September 30, 2017			\$ 1,191,953	

CRA Website



The CRA is at your service 24 hours a day / 7 days a week at www.pgorda.us you will find a wealth of information including meeting dates; latest happenings and events; maps; and much more!

