BOARD OF DIRECTORS MEETING
Monday, June 5th, 2017 – 6:30 p.m.
(Rescheduled from May 25, 2017)
City Hall, West Wing
9551 W. Sample Road, Coral Springs, FL 33065

AGENDA

I. Roll Call – J. Walsh, Chairman
II. Pledge of Allegiance – J. Walsh, Chairman
III. Citizens’ Comments – J. Walsh, Chairman
IV. Special Announcements and Comments – J. Walsh, Chairman
V. Approval of Meeting Summaries – J. Walsh, Chairman
   - Monday, April 24, 2017
VI. Downtown Mobile Interactive Icon Selection – D. Lima, CRA Coordinator
VII. Qualifications for CRA Board Appointments – S. Delegal, CRA Attorney
VIII. New CRA Attorney Discussion – D. Lima, CRA Coordinator
IX. CRA Update
   - Municipal Complex – R. Stein, Construction Manager
   - Downtown Mixed-Use Zoning District and City Hall Plat– J. Hickey, Assistant Director of Development Services
   - Downtown Mixed-Use Redevelopment RFP – J. Bramley, Deputy City Manager
   - Springboard Contract between the CRA, City and Crowdly LLC – D. Lima, CRA Coordinator
X. Other Business – J. Walsh, Chairman
XI. Adjournment – J. Walsh, Chairman

Note: Next CRA Board meeting Monday, June 26, 2017

Attachment(s) to June 5, 2017 Agenda:
-V. Meeting Summary: Monday, April 24, 2017
-VI. Downtown Mobile Interactive Icon
   - Jim Galucci’s Proposal
   - Gianna Stewart’s Proposal
   - Andre Woolery’s Proposal
-VII. Qualifications for CRA Board Appointments Memo
-IX. Invitation - Downtown Rezoning Presentation and Open House
Board Chair John Walsh called the meeting to order at 7:02 p.m. The meeting was held in the West Wing Conference Room, City Hall, 9551 West Sample Road, Coral Springs, Florida.

<table>
<thead>
<tr>
<th>Name</th>
<th>Status</th>
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<tbody>
<tr>
<td>John Walsh, Chair</td>
<td>Present</td>
</tr>
<tr>
<td>Elissa Harvey, Vice Chair</td>
<td>Present</td>
</tr>
<tr>
<td>Board Member Lorna Brown-Burton</td>
<td>Present</td>
</tr>
<tr>
<td>Board Member Andrew Kasten</td>
<td>Present</td>
</tr>
<tr>
<td>Board Member Allan Koch</td>
<td>Present</td>
</tr>
<tr>
<td>Board Member William Vasquez</td>
<td>Present</td>
</tr>
</tbody>
</table>

Also in attendance were:
- Susan Delegal, CRA Counsel
- Erdal Dönmez, City Manager
- Jennifer Bramley, Deputy City Manager
- Danielle Lima, CRA Coordinator
- Alyson Morales, Assistant City Clerk
- Ron Stein, Construction Project Manager
- Commissioner Lou Cimaglia
- Susan Krisman, Director Development Services
- James Hickey, Assistant Director Dev. Svcs.
- Yuu Soubra, Economic Development Coordinator

All persons in attendance rose for the recitation of the Pledge of Allegiance.

1. **Citizens’ Comments** – There were no comments; however, everyone introduced themselves.

2. **Special Announcements and Comments** – Danielle Lima announced that she and her husband Fabio were expecting their first child; a boy due on October 8, 2017.

Ms. Delegal, who has been with this board since its inception, informed the board that as of July 1, 2017, she will no longer be continuing to work at her legal practice full-time. She plans to attend the May and June CRA Board meetings, but will spend the summer up in New Hampshire. After that, she will cut back her hours to part-time.

Chair Walsh requested that Ms. Delegal review the bylaws and statutes concerning applicant requirements because the board is preparing to appoint/reappoint two seats. Deputy City Manager Bramley noted that they will present information regarding the above, as well as options regarding Ms. Delegal’s news at the next meeting. Additionally, Chair Walsh congratulated Deputy City Manager Bramley on being a finalist for the City Manager position.

The Board recognized Mr. Dönmez for his service to the Board. They presented him with a plaque from Downtown Coral Springs, while taking a group picture. Mr. Dönmez thanked the Board and spoke about the history of the CRA.

3. **Approval of Meeting Minutes** – March 27, 2017 Board Meeting

**ACTION:** Vice Chair Harvey moved, seconded by Board Member Kasten, to accept the meeting minutes. The motion was approved unanimously (6-0).

4. **Downtown Mixed-Use Redevelopment RFP** – D. Lima, CRA Coordinator

Ms. Lima discussed the marketing component of the RFP. She noted that Purchasing Manager Angelo Salomone is working on the standard RFP process and he will most likely make a presentation at an
upcoming meeting. She spoke about proposals for the three sites: the current City Hall at 4.387 acres, the Municipal Complex at 1.065 acres and the Grand Lawn at 0.66 acres, noting that the Grand Lawn parcel would be optional for redevelopment. The Grand Lawn is currently planned to host City events. She explained that they are looking for mixed-use zoning throughout the RFP, which would fit in with the overall planned surroundings. They are open to a lease or purchase from developers, with an emphasis on a pedestrian-friendly environment.

Several points discussed were location, quality of life and demographics. The downtown focus encompasses public and privately owned properties, all of which are located within the CRA district. The CRA is working with the City and offering incentives. Also discussed were the parking garage, infrastructure improvements and a storm water study which was done and would benefit developers.

She mentioned that the owners of Village Square met with them two weeks ago and that they will be reconvening tomorrow. Depending upon the outcome of the meeting, this parcel may be added to the RFP. She added that Publix is now willing to sell their property.

Ms. Lima explained the land use and zoning, along with site condition, which described the platting process. The former City Hall is set to be demolished, allowing for new development. A cell tower is on this site, which would require a six month cancellation with the cellular company currently leasing space on it, if the new developer wishes to end the agreement. She then summarized the market data in the CRA Master Plan.

The board discussed marketing and demographics. Deputy City Manager Bramley updated the Board on the Sawgrass Expressway extension to I-95 and recent developments within the Corporate Park.

5. Springboard Contract between the CRA, City and Crowdly LLC – D. Lima, CRA Coordinator (Request to Approve)

Ms. Lima gave the Board an update on the Springboard contract for event management services and suggested that drafting a tangible contract will help show support and interest. A tri-party agreement was drawn this past February, and had been tweaked several times before its presentation this evening. A few minor changes may still be made after City Attorney John Hearn reviews it. Ms. Lima went over the financial aspects of the contract. Ms. Delegal covered the termination provision.

ACTION: Board Member Brown-Burton moved, seconded by Board Member Koch, to approve the agreement subject to any final, non-substantive revisions as a result of the City Commission’s approval or legal review by the City Attorney’s office and further directed by Ms. Delegal or Ms. Lima. The motion was approved unanimously (6-0).

6. Examples of other CRA Matching Grant Programs – D. Lima, CRA Coordinator (Request to Approve)

Ms. Lima commented that she spoke with many property owners but didn’t feel as if there was enough support. An allocation of $35,000.00 has been set aside toward possible matching grants. She explained several different grants and what they would fund. She would like to revisit this at the next meeting in more detail and discuss eligible expenses. Additionally, she noted that she would like to change the next meeting date to Thursday, June 25, 2017, the day after the City Commission workshop, in order to review the three shortlisted items for the Interactive Icon.
7. **CRA Update:**

- Municipal Complex – Mr. Stein reported that the roof is currently being installed, windows are going in, the interior is going well and the project is still on schedule, with move-in anticipated for the end of October.
- ArtWalk Tree Lighting – Mr. Stein said that the majority of the project is complete and that the sod and mulching is scheduled to be installed. He also gave a traffic update regarding the road work on Sample Road.
- Downtown Mixed-Use Zoning District and City Hall Plat – Mr. Hickey commented on the March 29 and 30 meetings, which had a good turnout. He said that the City Hall plat was approved at last Wednesday’s City Commission meeting.
- Interactive Art Piece – Mr. Hickey would like Tara Salmieri from PlanActive Studio LLC to come speak at a meeting after the Memorial Day holiday. He said that the Interactive Art piece, “Ascent”, was approved at the last City Commission meeting. Fabrication is expected to take six months and installation will coincide with the grand opening of the Municipal Complex.

Ms. Krisman mentioned the combined Economic Development Advisory Committee/CRA/Coral Springs Regional Chamber of Commerce meeting taking place on May 2, 2017.

Public Art pieces and their locations were discussed by the board.

Ms. Delegal explained that there is a lot of recent legislative action regarding CRAs. All CRA’s will expire on Oct.1, 2017 unless the governing board of the municipality passes a super majority vote; an action to keep them alive. She is watching a few bills and promised a more detailed report on their progress for the board’s next meeting.

8. **Other Business** – J. Walsh, Chairman

Chair Walsh mentioned that he would like it mentioned in the RFP that whoever replaces Ms. Delegal keeps the board up-to-date on legislative matters as much as she has.

Ms. Soubra reminded the board of the upcoming joint meeting and that the agenda will be sent out this week.

Ms. Lima noted that she would be on vacation this next week.

9. **Adjournment**

There being no additional business, the meeting adjourned at 8:47 p.m. The next CRA Board Meeting will be Thursday, May 25, 2017.
Coral Springs
Downtown Icon

Jim Gallucci Sculptor, Ltd.
499 Industrial Avenue, Greensboro, NC 27406
336-370-9001 * jgall63051@aol.com * 5/8/17
Letters are backlit from inside.

Spines are removable for transport.

Lights are placed at each spine.

*Downtown logo can be incorporated in a number of ways if desired: At either end of the front semi-circle, on a stand separate from the piece, on the base or other suggestions are welcome.*
Dimensions:
12’ tall x 18’ wide x 4’ deep

Weight:
Approx. 1700lbs.

Material:
3003 Aluminum Alloy
(1/4, 3/16, 1/8”)

Bottom plate is a diamond tread pattern
Metal samples
Trailer included in budget

Basic Flatbed Utility Trailer – 6,000 GVWR – 16 ft.

Kaufman’s Basic flatbed utility trailer models is value equipped with useful features. The mainframe and wrap-around tongue are 4” channel. The crossmembers and loading ramps are 2x2x1/4 angle. The ladder style loading ramps are 50” long and slide in from each side behind the fenders. Standard features include: stud mounted lights with standard wiring, a fixed 2 5/16” A-frame coupler, top wind jack, tear drop fenders, stake pockets, and brakes on one axle (second braking axle optional), with bias tires (radials optional). The floor is pressure treated with a dovetail. This versatile Basic flatbed utility trailer has many all around uses and is a bargain at our competitive price.
Anchor points and temporary placement details
# Budget

## Fabrication & Material Costs

<table>
<thead>
<tr>
<th>Item</th>
<th>Cost</th>
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</thead>
<tbody>
<tr>
<td>Aluminum 3003</td>
<td>$3,000</td>
</tr>
<tr>
<td>Laser &amp; Plasma cutting</td>
<td>$3,000</td>
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<tr>
<td>Rolling</td>
<td>$1,500</td>
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<tr>
<td>Welding &amp; Finishing (Labor)</td>
<td>$17,600</td>
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<tr>
<td>Powder coating</td>
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## Accessories

<table>
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<tr>
<th>Item</th>
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<tr>
<td>Anchors</td>
<td>$500</td>
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<tr>
<td>Bolts</td>
<td>$300</td>
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<table>
<thead>
<tr>
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<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lighting</td>
<td>$5,000</td>
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</table>

Each spine has color LED and the text will be backlit with LED’s.

An 110V junction box will be used. Electrical can be hard wired or plugged in.

<table>
<thead>
<tr>
<th>Item</th>
<th>Cost</th>
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<tr>
<td>Shipping</td>
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<tr>
<td>Artist Fee</td>
<td>$11,000</td>
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<tr>
<td>Contingency</td>
<td>$6,400</td>
</tr>
</tbody>
</table>

(To include possible engineering costs or any unknown costs at this point)

## Total Cost

$55,000
Jim Gallucci Sculptor, Ltd. Studio

Jim works full time designing and creating/fabricating sculptures in his Greensboro studio assisted by a staff of 5. His commissions can be found in public, corporate, and residential spaces throughout the country and the world.

List of professionals we collaborate with on projects:
Ray Holobaugh, CDI
John Bradley, Exact Cut
Scott Richardson, Light Defines Form
Rob Landwehrmann, Landwehrmann Engineering
We want to be your sculpture team!
EVERYONE UNDER THE SUN

A Mobile Interactive Icon for Downtown Coral Springs
Proposal by Gianna Stewart
Everyone Under The Sun Model Scale: 1” = 1’
Everyone Under The Sun
will announce **you have arrived** in Downtown Coral Springs. Debuting on the Grand Lawn in front of the new municipal building, the artwork will welcome the residents of Coral Springs to their new permanent City Hall. It will spark interest, invite visitors to take a step closer, to engage, to interact, and to discover Downtown Coral Springs.
Everyone Under The Sun: Site Plan

Grand Lawn
Everyone Under The Sun will welcome passersby with the perfect photo-op.
Everyone Under The Sun will be the ultimate local selfie backdrop
Upon further exploration, interesting light effects, angles, and vantage points will be discovered.
The surroundings of *Everyone Under The Sun* will never be out of sight. Transparent, it will incorporate and transform the landscape around it. The background, Downtown Coral Springs, will become a part of the artwork. The viewer will complete it.
Design and Installation
Sunrays

½” thick Acrylic

3 Amber
3 Yellow

Acrylic Weight:
2.8lbs per sq ft

Total Acrylic Weight:
Approximately 300lbs
Sunrays will be CNC cut from seven ½” Amber 4’ x 8’ sheets and seven ½” Yellow 4’ x 8’ sheets
Sunrays

½" thick Acrylic

CNC cut to Vector Files

Edges Flame Polished

Text and Logo Etched

3 Yellow
3/8” Diamond Floor Plate Steel*
Finish: Powder Coat Yellow

7 Components will weigh approx. 100 lbs each

*Material thickness and weight may be modified for Engineer Approval
Base Details

Anti-theft Hardware at all attachments for easy disassembly by CRA only

3/8” Diamond Floor Plate Steel
Finish: Powder Coat Yellow

Example of metal channel designed to secure Acrylic over LED strip

Solar LED strip lights
Attachments

- Bolts through steel and predrilled holes in Acrylic
- Steel lip under Acrylic
- Channel for LED light strip below Acrylic

- Anti theft Bolts along steel channel to base plate attachment points in countersunk holes
- Anti theft Bolts along all base plate attachment points in countersunk holes

*Design and material thickness may be modified for Engineer Approval of stability and wind tolerance*
The Acrylic Sunrays will bolt to steel rims

These will be plasma cut from 3/8” steel and finished Powder Coat yellow
Anti theft bolts will secure Acrylic to steel rims
Once assembled to steel rims, Sunrays will be stood up and bolted in corresponding steel channels on base.
Channels for LED strips and 1/2” Acrylic

2.5’ length x 9
5’ length x 1

Assembled Base

9’

4.5’
Acrylic Sunrays and steel rims will lock into metal channels at base with solar-powered LED strip below.
Total Weight:
800lb Steel
300lb Acrylic

Overall Dimensions

12’ x 9.5’ x 4.5’
Transport and Reinstall:

All components of sculpture are under 6’ x 8’ and under 100lbs

Anti theft hardware tool for easy de-installation will be provided

Three people able to lift 50lbs each and a truck will be needed to disassemble, transport, and reinstall the artwork to a new location

The weight of the base will be designed to keep the sculpture stable on hard or soft landscape without additional footings
Maintenance Plan

Annual Maintenance Required:

Wash with mild dish soap and warm water mixture

POWDER COAT STEEL
Finish will last up to 15 years. The light base color is less likely to fade.

ACRYLIC
*Acrylic will resist fading up to 30 years as color is inherent to the material
Link to manufacturer: http://totalplastics.com/products/629

LIGHTS
Replace a strip if failing

Replacement Parts: Steel, Hardware and LED solar lights are readily available materials if need for replacement arises. ½” Acrylic Yellow is made to order and ½” Acrylic Amber is readily available.
Daylight Studies

The artwork will envelop the viewer in warm amber and yellow hues. Different times of day will create varied colorful shadows, especially on the light pavement of the Artwalk.
Sun behind sculpture
Night Lighting

The solar powered LED strips installed below each Acrylic Sunray will illuminate at night.
Light will emanate through the Acrylic, highlighting the text and Downtown Logo.
**Budget: Everyone Under The Sun**

<table>
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<tr>
<th>Description</th>
<th>Cost</th>
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<tbody>
<tr>
<td>Shop Drawings</td>
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<tr>
<td>Structural Engineer</td>
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<tr>
<td>Custom Cast 1/2&quot; thick Acrylic</td>
<td>15,500</td>
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<tr>
<td>CNC cutting, flame polish and Etching</td>
<td>3,000</td>
</tr>
<tr>
<td>Steel &amp; Base Fabrication</td>
<td>15,000</td>
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<tr>
<td>Anti-theft Hardware</td>
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<tr>
<td>Powder Coat Finish Steel Elements</td>
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<tr>
<td>LED Solar Lights</td>
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<tr>
<td>Pack, Transport, Delivery</td>
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<tr>
<td>Install</td>
<td>1,000</td>
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<tr>
<td>Artist Fee</td>
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<tr>
<td>Contingency</td>
<td>5,000</td>
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<tr>
<td><strong>Total</strong></td>
<td><strong>55,000</strong></td>
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</table>
DOWNTOWN CORAL SPRINGS FLORIDA
INTERACTIVE ICON PROPOSAL

Postcard Icon Concept
Presented By Andre Woolery

/ Proposal Agenda

2 DESIGN STATEMENT
3 CONCEPT MOCK
4 DESIGNED PRINT FILE
5 PLAN DETAIL SKETCH
6 PLAN DETAIL SKETCH - SOLAR LIGHTING
7 DIGITAL 3D MODEL
8 PLAN DETAILS - DIMENSIONS, MATERIALS, ETC
9 OUTDOOR RESISTANCE CONSIDERATIONS
10 MAINTENANCE
11 ONLINE EXTENSION
12 BUDGET

Submitted On 5/4/17
GREETINGS FROM DOWNTOWN CORAL SPRINGS, FLORIDA

This project is inspired by vintage destination marketing in the form of postcards. This timeless tactic leverages actual visitors to spread the message. In this case, I have reimagined this approach for the modern, Millennial perspective.

This concept places people at the center and shines a spotlight on Coral Springs as a picture perfect setting. By including the actual scenery and participants in the postcard, we can create an interactive experience that is captured and shared across social media. This projects presents an opportunity for engagement while delivering on Millennial sensibilities (social, mobile, visual content, experience driven). This approach also fosters ongoing content distribution and the ability to drive real-time traffic to local events.

The icon will feature:
- Double sided icon with open slot for participants
- Downtown Coral Springs branding
- Solar lighting for night time engagement
- A webpage that aggregates photos using icon hashtag
The postcard is the perfect icon to attract Millennials and the greater Coral Springs residents/tourists to the downtown area.

Great for ArtWalk and other events happening in Downtown Coral Springs.
Design includes:

- Coral Springs Logo Mark
- Downtown Coral Springs Logo Mark
- Inclusion of “downtown” and “Florida”
- Hashtag promotion
- Complementary colors to current Coral Springs logo colors
- The postcard will be double-sided so photos can be taken from either side
The icon is designed to have an opening that accommodates pedestrians with heights ranging from 4’ 6” to 6’ 8”.
3D PLAN DETAILS

Solar Lighting

3 LED FLOOD LIGHTS
LIGHT FRONT FACE

INSIDE WALLS OF WINDOW
AREA INTERNALLY LED
ILLUMINATED AT NIGHT

STORAGE BATTERIES
& CHARGING UNIT
INSIDE BODY OF UNIT

BALLAST INSIDE BASE
FINAL WEIGHT TBD BY
ENGINEER AND ZONING
REPORT.
3D DIGITAL MODEL

Greetings From Downtown Coral Springs Florida
ICON DETAILS

DIMENSIONS

• Structure: 7’ 21/4” Tall x 8’ Wide x 2’ Deep
• Postcard Sign: 5’ 1/4” Tall x 8’ Wide x 2’D
• Opening in Sign: 2’ 6” Tall x 6’ Wide
• Standing Leg: 2’ Tall x 4’ Wide x 2’ Deep
• An approx. 1” Tall x 6’ Wide x 3’ Deep steel base will be included.
  • Base can be detachable or welded as part of the leg, committee to choose.

MATERIALS

• Welding aluminum framing and skinning the frame with aluminum.
• Vinyl will be applied to the face of the aluminum to match artwork.
• The frame will be painted one solid color (silver).
• Base will be made of steel.
• Weight estimate: 1400 pounds
• Three LED flood lights
• Solar panels across the top
• LED lighting within the opening
• Solar Battery and Charging Unit

OTHER

• Vinyl and Art Printing on both sides
• Solar lighting included to last 6-8 hours
OUTDOOR RESISTANCE

THE INTERACTIVE ICON WILL MANAGE FLORIDA’S SUBTROPICAL CLIMATE OF HEAT, HUMIDITY AND HEAVY RAINS.

Problems with rust and fading should be avoided.
- The aluminum is rust resistant

Resistance to high-speed winds is required per the Florida building code.
- The width/weight of the base will withstand wind

Anti-theft and anti-graffiti
- The weight of the icon will thwart theft
- The vinyl encasing makes graffiti easily removed with “Sensitive Surface graffiti remover” product

The sign must be self-supporting on an open landscape or hardscape.
- The icon will have a steel base that will make easily supported on any surface. It can be transported with a forklift or other machinery.
ONLINE SITE
Online software usage would cost approximately $450 a year to continually pull posts from postcard hashtag. Without the software, the posts would stop being aggregated on the Coral Springs site and moderation tools would not be available.

ONGOING MAINTENANCE

INTERACTIVE ICON STRUCTURE
Based on the steel and aluminum materials, the icon requires minimal maintenance beyond periodic external cleaning. There are no movable parts that can break from wear.

Annual maintenance cost are estimated to not exceed $1,000 for cleaning supplies, labor and potential vandalism repair ("Sensitive Surface graffiti remover" product)

Total $1,000
There will be a webpage created that collects all of the public photos posted from Instagram, Facebook and Twitter where the designated hashtag (e.g. #CoralSpringsPostcard) is used. The webpage can serve as a destination for pedestrians to see their posts amongst the rest of the public submissions.

There will also be an account that will allow the committee to moderate the posts to ensure the page only displays tasteful images. At your discretion, an assigned moderator can go into the system and approve images.
ITEMIZED BUDGET

- Artwork Concept + Design: $5,000
- Fabrication + Materials: $16,000
- Artwork Proofing + Printing: $3,500
- Solar Lighting: $8,500
- Shipping: $3,500
- Installation: $15,000
- Web Development: $3,500

Total Cost: $55,000
THANK YOU.
I LOOK FORWARD TO THE OPPORTUNITY TO BRING THIS UNIQUE AND FUN ICON TO THE DOWNTOWN CORAL SPRINGS AREA.

Andre Woolery
MEMORANDUM

To: Board of Directors of Coral Springs Community Redevelopment Agency

From: Susan F. Delegal, Board Attorney

Date: May 22, 2017

The following is a review of the statutory and local ordinance provisions relating to the qualifications for membership on the Board of Directors of the Coral Springs Community Redevelopment Agency.

The qualifications for membership on the Board as prescribed by Section 163.356(3(b), F.S. are as follows: “Any person may be appointed as commissioner if he or she resides or is engaged in business, which means owning a business, practicing a profession, or performing a service for compensation, or serving as an officer or director of a corporation or other business entity so engaged, within the area of operation of the agency, which shall be coterminous with the area of operation of the county or municipality....” “Area of operation” means the area within the corporate limits of the municipality. Section 163.340(17), F.S.

The statute permits individuals to be appointed who meet one of two qualifications for Board membership. The first is simply that the person must be a resident of the City during the term of office. The second qualification permits a non-resident to be appointed as long as the member is currently engaged in business in the City and remains so engaged during the term of office. The term “engaged in business” is further defined by the following four factors: 1) owning a business; 2) practicing a profession; 3) performing a service for compensation; or 4) serving as an officer or director of a corporation or business entity currently engaging in business in the City.

In addition to the above, Section 23-7(c) of the Code of Ordinances of the City of Coral Springs provides further requirements and qualifications. Of the seven (7) members of the Board of Directors, one (1) of the members shall be experienced in finance, one (1) in real estate, one (1) in retail business and one (1) in urban design. The code does not contain definitions or further explanation of the requisites for these categories, so it is within the discretion of the City Commission as the appointing authority to determine whether an individual considered for appointment within these categories meets the listed qualifications.
The City of Coral Springs
COMMUNITY REDEVELOPMENT AGENCY (CRA)
invites all businesses and/or property owners located on the map below to the

DOWNTOWN CORAL SPRINGS REZONING PRESENTATION AND OPEN HOUSE

Tuesday, June 6 • 5:30 p.m. to 8 p.m.
Presentation from 6 to 7 p.m. • Open House from 5:30 p.m. to 6 p.m. and 7 to 8 p.m.
City Hall – West Wing Conference Room
9551 W. Sample Road, Coral Springs, FL 33065
Complimentary pizza and salad will be served.

Please RSVP by June 2 to Danielle Cohen Lima
dlima@coralsprings.org • call 954-344-1121

See reverse for rezoning overview.
Proposed Downtown Mixed-Use Zoning District (DT-MU)

Representatives from the City and the City’s Community Redevelopment Agency (CRA) are again actively seeking input from the property owners within the CRA relating to the creation of a new mixed-use zoning district within the downtown area (see map on opposite page). These proposed standards have been made available to provide more flexibility for redevelopment of existing parcels, better opportunities for reinvestment; clear understanding of new standards that will permit more intensity and a mixture of uses that are not presently allowed. Specific discussions will center around the new standards being proposed (see link below).

Currently, the downtown area has multiple zoning classifications that are not consistent with the overall Vision and land use in place. There has been a mandate from Broward County to create a zoning district that is compatible with the land use category and then rezone the area to create a vibrant downtown with restaurants, retail, offices and residential uses. Implementation will include a Land Development Code amendment to incorporate language relating to the entire new District. In addition, there are plans to rezone the “Core Area” (dark gray on the map) as part of the initial phase of this implementation. At a later date, Phase II will rezone the remaining portions of the CRA.

To view a complete draft of the proposed downtown rezoning document go to www.coralspringscra.org.