

annual report

20 23



NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

NORTH MIAMI CRA

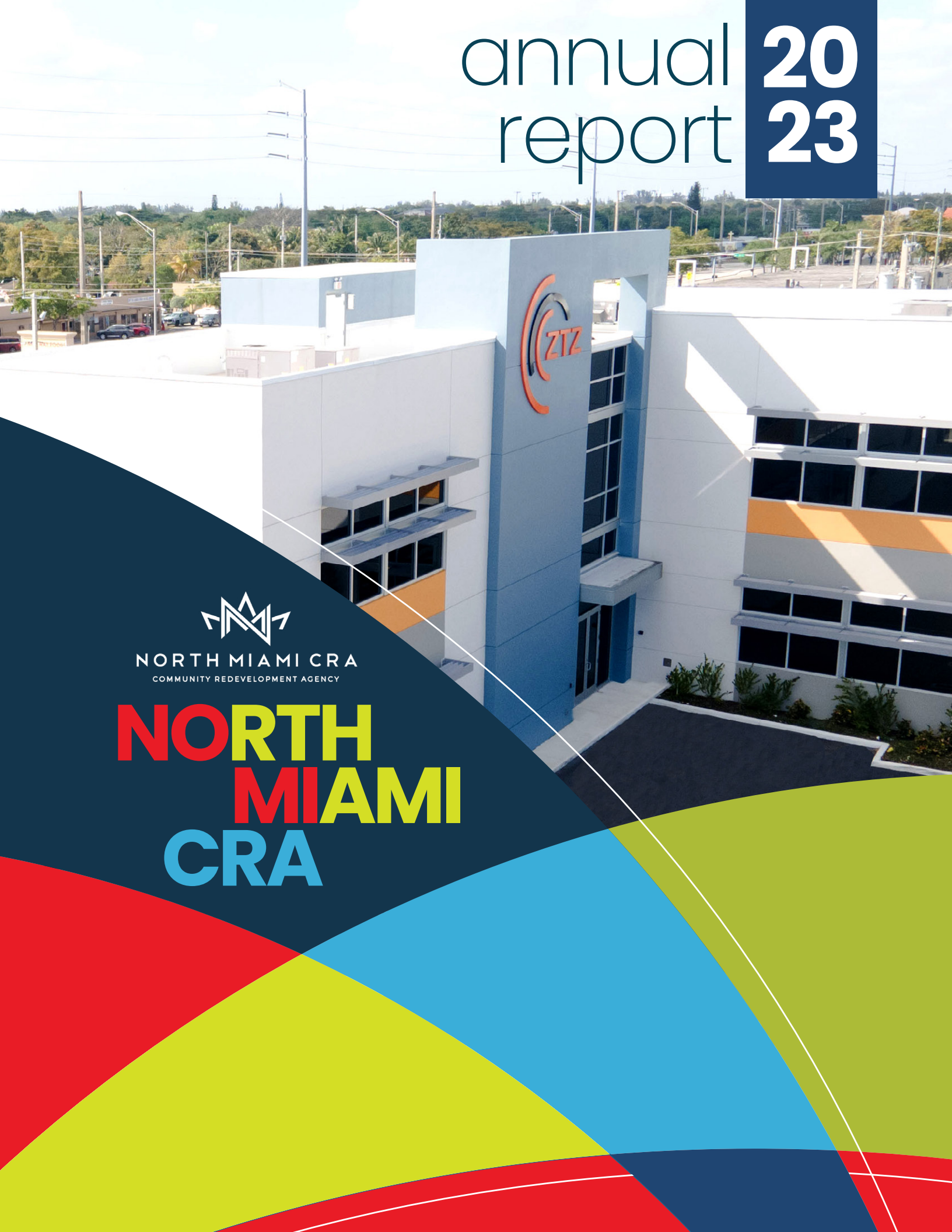




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Message from North Miami CRA Chairman

As we reflect on the past year, the North Miami Community Redevelopment Agency continues to play a pivotal role in shaping the future of our city. The efforts of our agency have been instrumental in driving economic growth, revitalizing neighborhoods, and fostering a sense of community pride and resilience.

In the face of ongoing challenges, including the lingering effects of the Covid-19 pandemic and global economic uncertainties, the North Miami CRA remains steadfast in its commitment to serving the needs of our residents and businesses. Through strategic investments, innovative projects, and collaborative partnerships, we are working tirelessly to build a brighter, more prosperous future for all who call North Miami home.

The 2022–2023 Annual Report highlights the impactful initiatives and achievements of the North Miami CRA over the past year. From infrastructure improvements and residential rehabilitation programs, to small business support programs, each endeavor reflects our unwavering dedication to enhancing the quality of life and opportunities for our community.

I am immensely grateful for the unwavering support and dedication of the CRA's Board of Commissioners and administration. It is through our vision, leadership, and tireless efforts that we have been able to achieve meaningful results and make a positive impact in North Miami together.

As Chairman of the North Miami CRA, I am deeply honored to lead this remarkable organization and work alongside a team of passionate individuals who are committed to the betterment of our city. Together, we remain steadfast in our mission to create a vibrant, inclusive, and sustainable community for generations to come.

Looking ahead, we are excited to embark on new ventures and initiatives that will further enhance the vitality and resilience of North Miami. With unity, determination, and a shared sense of purpose, I am confident that we will continue to achieve great things and make North Miami an even better place to live, work, and thrive.

Thank you for your continued support and partnership as we chart the course for a brighter future for North Miami.

Alix Desulme

Alix Desulme, Ed D.
Chairman



Message from North Miami CRA Executive Director

It is with great enthusiasm that I present the North Miami Community Redevelopment Agency's (NMCRA) accomplishments and initiatives for the fiscal year 2022–2023. As the Executive Director of the NMCRA, I am honored to lead a team of dedicated professionals who are committed to driving positive change and revitalization within our community.

Over the past year, the NMCRA has continued to make significant strides in community redevelopment, economic growth, and quality of life enhancements for our residents and businesses. Our efforts have been guided by a commitment to innovation, collaboration, and inclusivity, as we work to create a vibrant and thriving North Miami.

From residential rehabilitation projects to business enhancement grants and public art installations, the NMCRA has been at the forefront of transformative initiatives that have reshaped the landscape of North Miami. These achievements are a testament to the hard work and dedication of our staff, whose tireless efforts have contributed to the success of our agency and the prosperity of our community.

As North Miami experiences unprecedented growth and development, it remains our steadfast commitment to ensure that the city remains a welcoming and inclusive place for all. We are dedicated to preserving the unique character and identity of North Miami while embracing new opportunities for growth and innovation.

Looking ahead, we are excited to build upon our past successes and explore new avenues for revitalization and investment within the NMCRA boundaries. With a renewed sense of purpose and determination, we are confident that we will continue to make meaningful contributions to the advancement and prosperity of North Miami.

I extend my deepest gratitude to our staff, partners, stakeholders, and community members for their unwavering support and collaboration. Together, we will continue to shape a brighter future for North Miami and create opportunities for all who call our city home.

Thank you for your continued trust and partnership as we work together to build a stronger, more vibrant North Miami.

Anna-Bo Emmanuel,

Anna-Bo Emmanuel, Esq.
Executive Director







NMCRA Board Members



Alix Desulme, Ed D.
Chairman



Mary Estimé-Irvin
Vice Chair



Scott Galvin
Board Member



Kassandra Timothe
Board Member



Pierre Frantz Charles
Board Member

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NMCRA ACCOMPLISHMENTS



a rich cultural history



NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

NMCRA Accomplishments

The North Miami Community Redevelopment Agency
focused on the following projects for Fiscal Year 2022–23:

**OVER
\$400K**

Funded over \$400,000 for
residential rehabilitation for 16
homes.



**FUNDED
\$3.2
MILLION**

Funded \$3.2 Million of
Infrastructure grants to mixed
use affordable and workforce
housing developments.



**FUNDED
\$250K**

Funded the Pilot launch of
FreeBee for \$250,000.



**FUNDED
\$225K**

Funded the Driveway
Approach Program for
\$225,000.



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Assisted nine small businesses through Commercial Grants Program with over \$ 1.1 million of funding. Our grantees have demonstrated exceptional dedication to enhancing our community and fostering economic growth. Here's a glimpse into the achievements of our esteemed partners:



ZTZ

Received a substantial \$500,000 Business Expansion Grant, culminating in a successful project completion in FY23 and a grand opening that marked a significant milestone in FY24, contributing to the economic vitality of North Miami.

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CopperBridge

Awarded a \$200,000 Business Rehabilitation Grant, aiding in the revitalization of their business and furthering our mission of fostering a thriving business environment.

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The Katz

Secured a \$250,000 Business Attraction Grant, demonstrating our commitment to attracting and supporting diverse businesses that contribute to the vibrancy and diversity of North Miami.

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Dulce Tropical

Awarded a \$7,500 Capacity Building Grant for essential equipment, enabling them to expand their operations and better serve our community.

We extend our heartfelt congratulations to our grantees for their accomplishments and unwavering commitment to the growth and prosperity of North Miami. Together, we continue to build a brighter future for our community.

Residential Rehabilitation



BEFORE



AFTER

**ASSISTED
66
APPLICANTS**

Assisted 66 applicants for a total of \$268,864 through the Emergency Rental Assistance Program.



**20
RESIDENTIAL
REHABILITATION**

Completed 20 residential rehabilitation projects for \$570,891.



Completed Art on the Plaza 2, in partnership with the Museum of Contemporary Art (MOCA), which allowed the NMCRA to help fund 4 artists to create public arts for the open plaza.

40 Years MIAMI TODAY

WEEK OF THURSDAY, JUNE 22, 2023

A Singular Voice in an Evolving City

WWW.MIAMITODAYNEWS.COM \$4.00

12 MIAMI TODAY

TODAY'S NEWS

WEEK OF THURSDAY, JUNE 22, 2023

Museum is a fundamental part of North Miami, poll finds

By ABRAHAM GELMAN

The Museum of Contemporary Art, North Miami (MOCA) is a fundamental part of the North Miami community, according to a new poll conducted by Emerson College Polling.

The survey of North Miami residents reveals 94% find the arts to be important to their community's quality of life. The strong partnership with North Miami makes MOCA more than a building, it is an anchor within the community, said Chana Budgazzid Sheldon, MOCA's executive director. Families are utilizing North Miami resources and facilities, with about half of those being children who have attended or know someone who has attended the museum's educational, cultural, children's art camps or after school programs.

"While MOCA's reputation for presenting groundbreaking contemporary exhibitions is recognized nationally and internationally," she said, "We have always had deep roots in the community. We are thrilled that our hard work and services



Museum of Contemporary Art, North Miami is anchor: Executive Director Chana Budgazzid Sheldon. Photo by Cristina Bulfinch

are being recognized by those we serve." The survey reveals that grade school aged children were most likely to have visited MOCA, with 62% visiting in the past six months. Nine in 10 residents find local and affordable access to the arts to be important to themselves and their families. Over 90% of residents find institutions like MOCA to be important to boost their local economy and attract people to local restaurants and busi-

nesses, the polling reported. Some 79% of residents are likely to visit MOCA in the next six months. This includes 88% of those who have already visited and plan to return in the next several months.

MOCA will continue to work with the city and participate in multiple city officials' events such as Back to School Block Party and Winter Wonderland, Ms. Sheldon said, and host programs in the community including MOCA at the Library for teens and art classes for seniors.

MOCA North Miami presents contemporary art and its historical influences through exhibitions, educational programs and collections. Inaugurated in 1981, the museum was developed as the Center of Contemporary Art. The establishment of the permanent collection coincided with the institution's move into its current building at 770 NE 125th St., which was designed by Charles Gwathmey of GSNY in 1996.

"What is so nice," Ms. Sheldon added, "is that our efforts can be seen in our survey."

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ALL BOTTLES ARE PRICED FOR HERE

TAKE \$10 OFF FOR BOTTLES TO GO

6 BOTTLES = \$1.00
12 BOTTLES = \$1.00
~ TO GO ONLY ~

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**WHAT'S A
CRA?**



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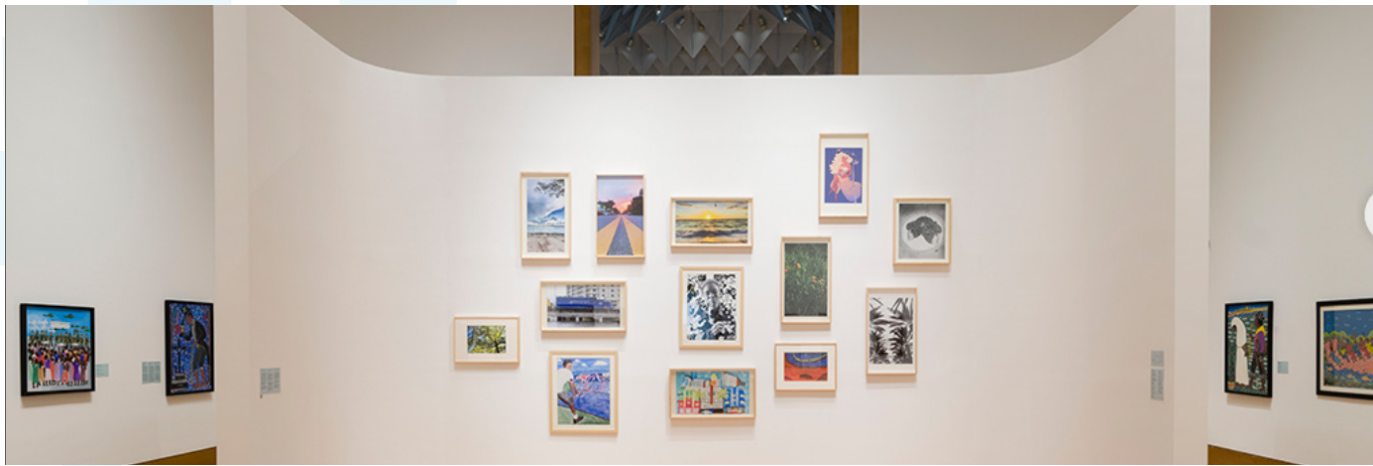
NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY



Introduction

In adherence to the statutes outlined in Florida Statutes, Chapter 163 Part III, commonly known as the Community Redevelopment Act of 1969, as amended, the North Miami Community Redevelopment Agency (NMCRA) continues its dedicated efforts towards the revitalization of designated “slum” and/or “blighted” areas within the City of North Miami.

a budget generated by the increase in property tax revenue within the designated area. Once a CRA is established, a percentage of the increase in real property taxes is allocated to the CRA. This tax increment serves to fund and finance the redevelopment projects outlined in the Community Redevelopment Plan.



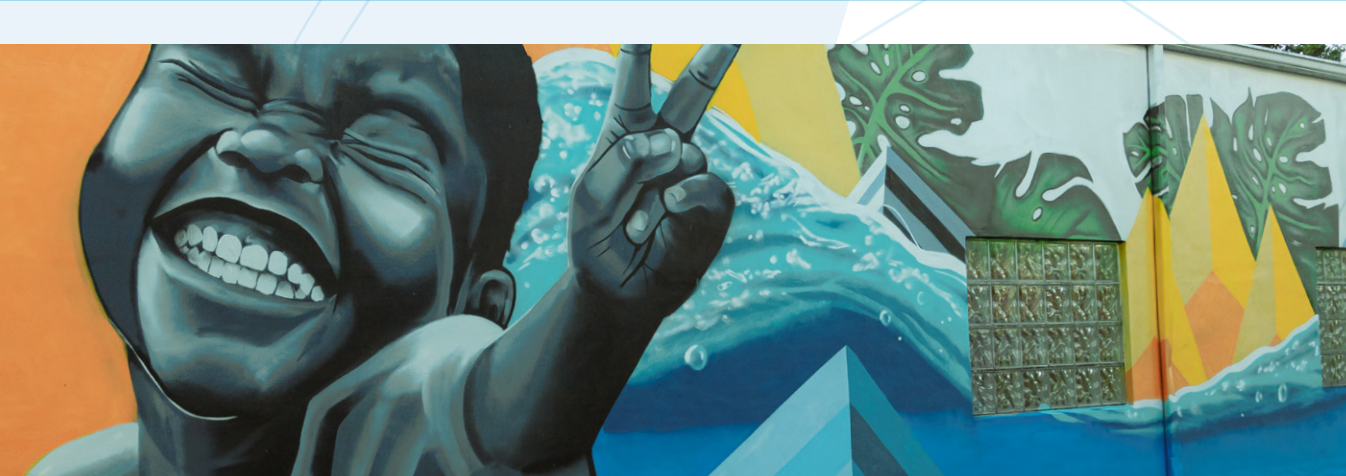
Established with the principal mission of preserving or expanding the community redevelopment area's tax base, as stipulated in Section 163.355 (5) of the Act, the CRA is committed to stimulating the rehabilitation and redevelopment of designated areas primarily through private enterprises. The Tax Increment Financing (TIF) mechanism, unique to community redevelopment agencies, serves as a stable source of funds to initiate and catalyze redevelopment within the community redevelopment area during the period of increasing tax base in designated slum and blighted areas.

Community Redevelopment Agencies are widely recognized as an effective governmental tool for redevelopment in Florida. They operate on

The NMCRA remains steadfast in its commitment to fostering economic growth, revitalizing neighborhoods, and enhancing the overall quality of life for residents and businesses within the community redevelopment area. Through strategic planning, innovative initiatives, and collaborative partnerships, we endeavor to create a vibrant, inclusive, and sustainable community for generations to come.

We look forward to sharing the progress and achievements of the NMCRA in the upcoming Annual Report, as we continue to work towards our shared vision of a thriving and resilient North Miami.

Our History



In July 2004, the North Miami Community Redevelopment Agency (NMCRA) embarked on a transformative journey following the adoption of Resolution R-937-04 by the Board of County Commissioners, marking the inception of our agency. This pivotal moment laid the foundation for the NMCRA's commitment to revitalizing designated areas within the City of North Miami.

The subsequent approval of the Redevelopment Plan, Interlocal Agreement, and funding mechanism through Resolution R-610-05 and Ordinance No. 05-109 further solidified the NMCRA's mandate to foster economic growth, improve infrastructure, and enhance the overall quality of life for our community.

Guided by the Interlocal Agreement between Miami-Dade County, the City of North Miami, and the NMCRA, our agency is entrusted with the responsible management of funds and resources allocated for redevelopment initiatives. This collaborative framework underscores our shared commitment to transparency, accountability, and fiscal stewardship.

Over the years, the NMCRA has remained steadfast in its dedication to fulfilling its mission. Through strategic planning, community engagement, and

partnerships with stakeholders, we have continued to adapt and evolve to meet the evolving needs of our community.

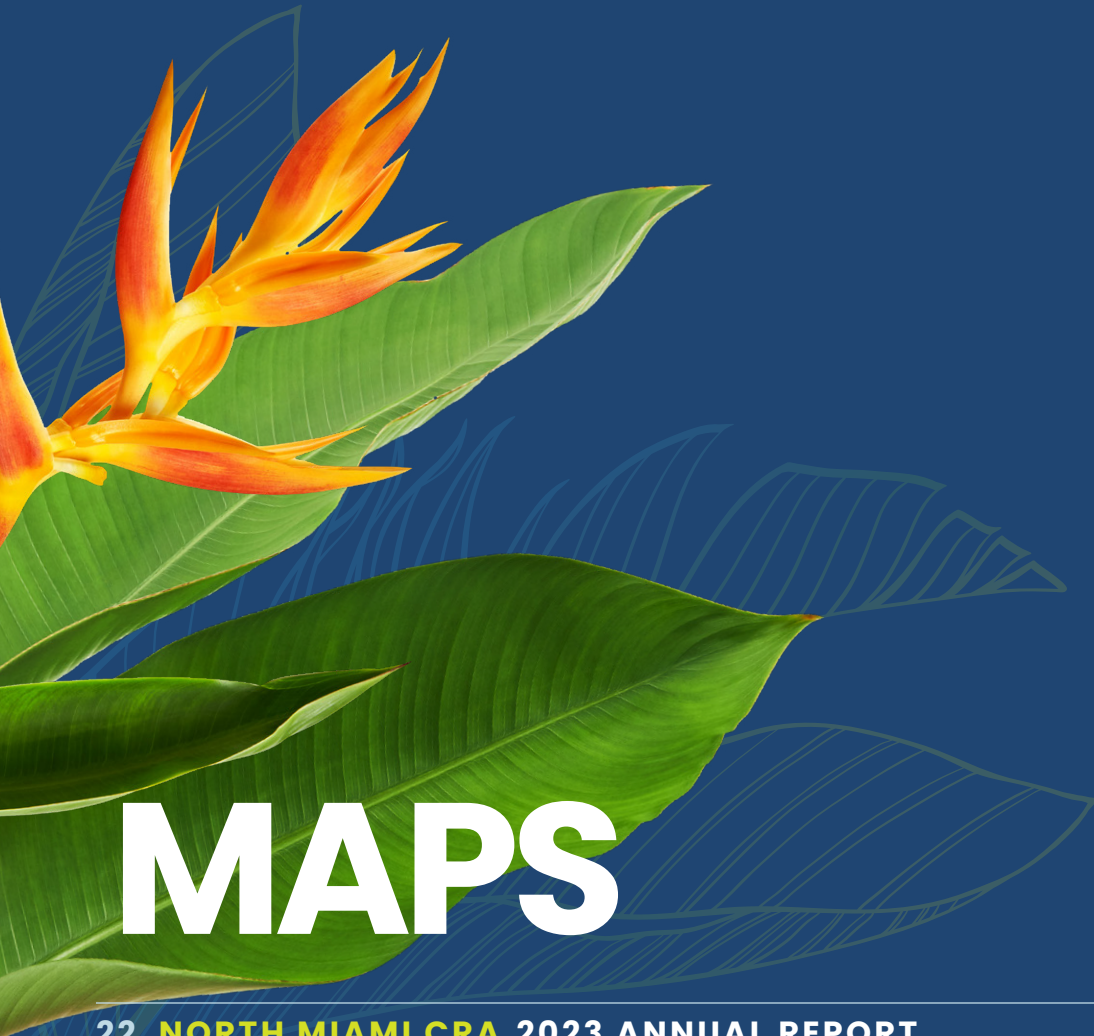
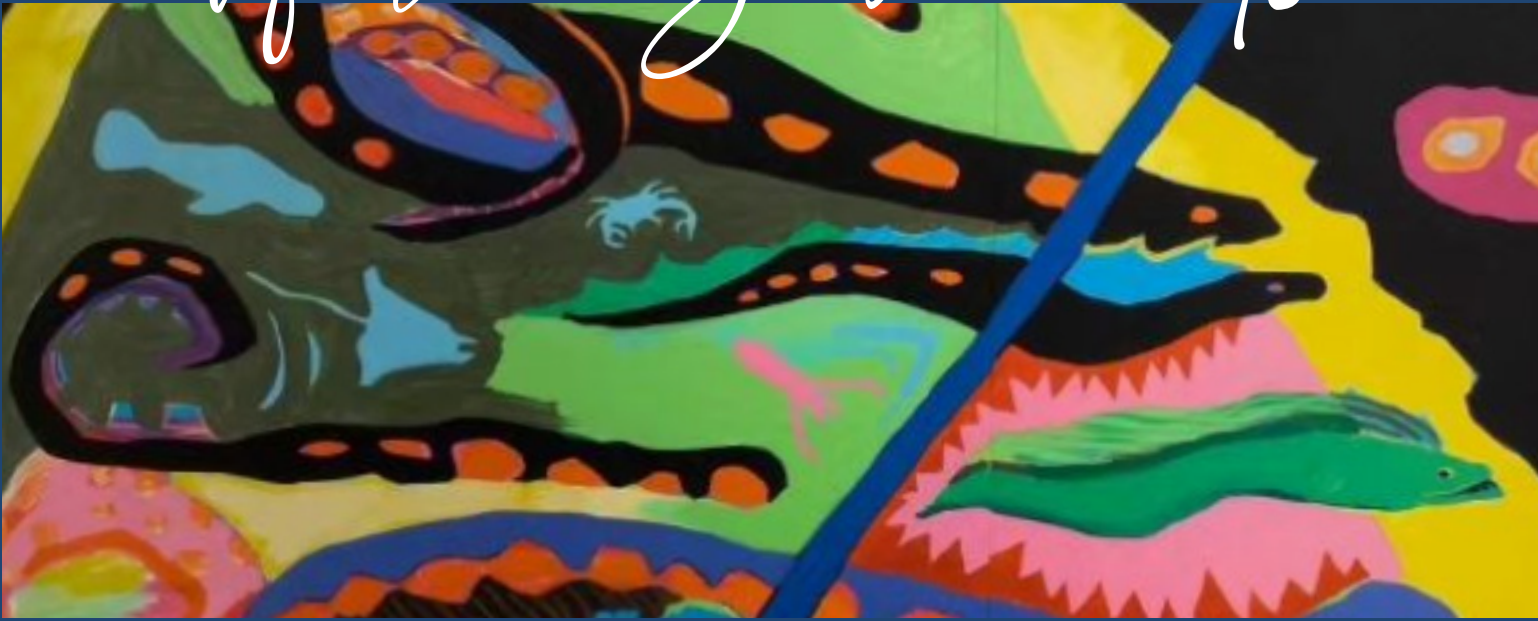
The approval of the first Plan amendment in 2008, incorporating community policing initiatives and affordable housing guidelines, demonstrated our commitment to addressing pressing issues and promoting equitable development within our jurisdiction.

In 2016, the extension of the Trust Fund and amendments to the NMCRA Plan and Interlocal Agreement reaffirmed our agency's long-term commitment to sustainable redevelopment and community revitalization. These milestones underscore our unwavering dedication to serving the residents and businesses of North Miami for generations to come.

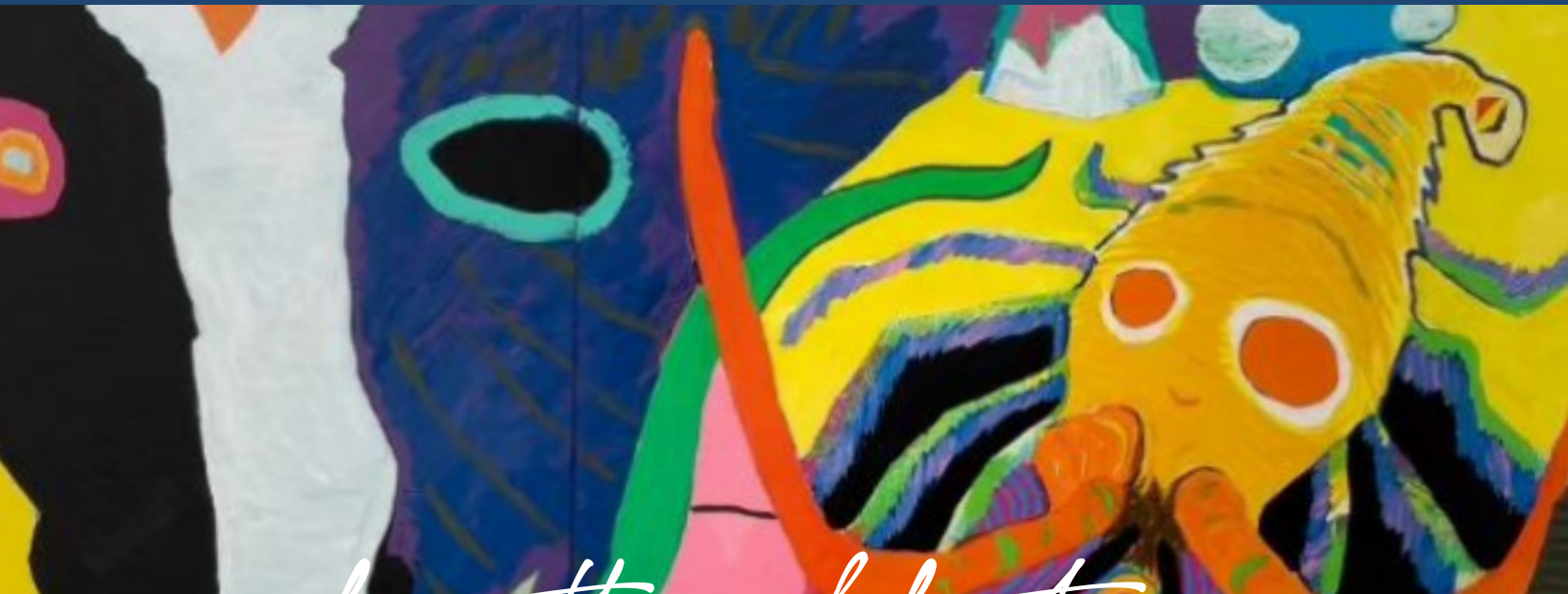
As we reflect on our achievements and milestones, we look forward to the opportunities and challenges that lie ahead in the 2024-2025 fiscal year. With a renewed sense of purpose and a steadfast commitment to our core values, we remain committed to building a brighter, more prosperous future for North Miami.



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MAPS

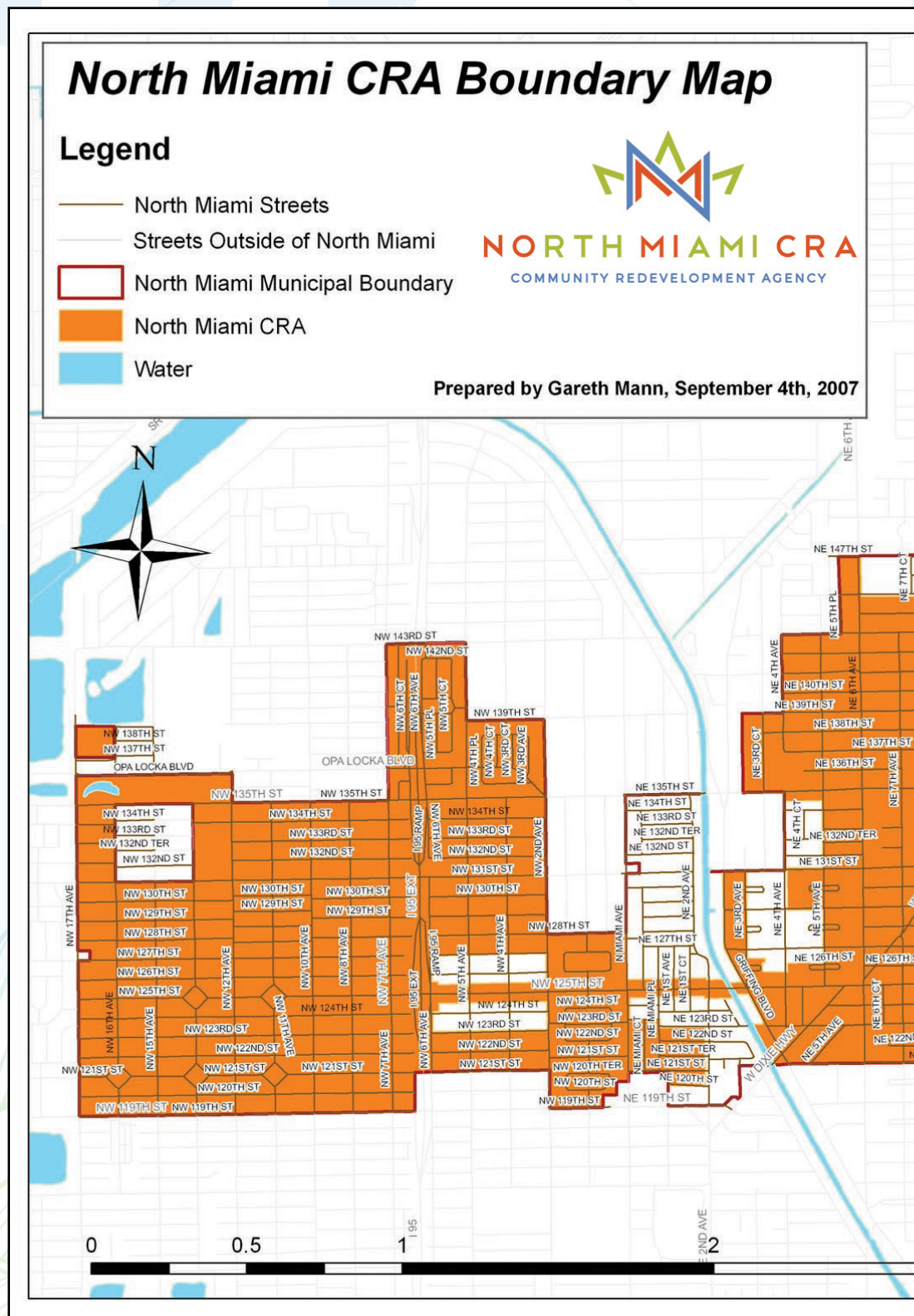


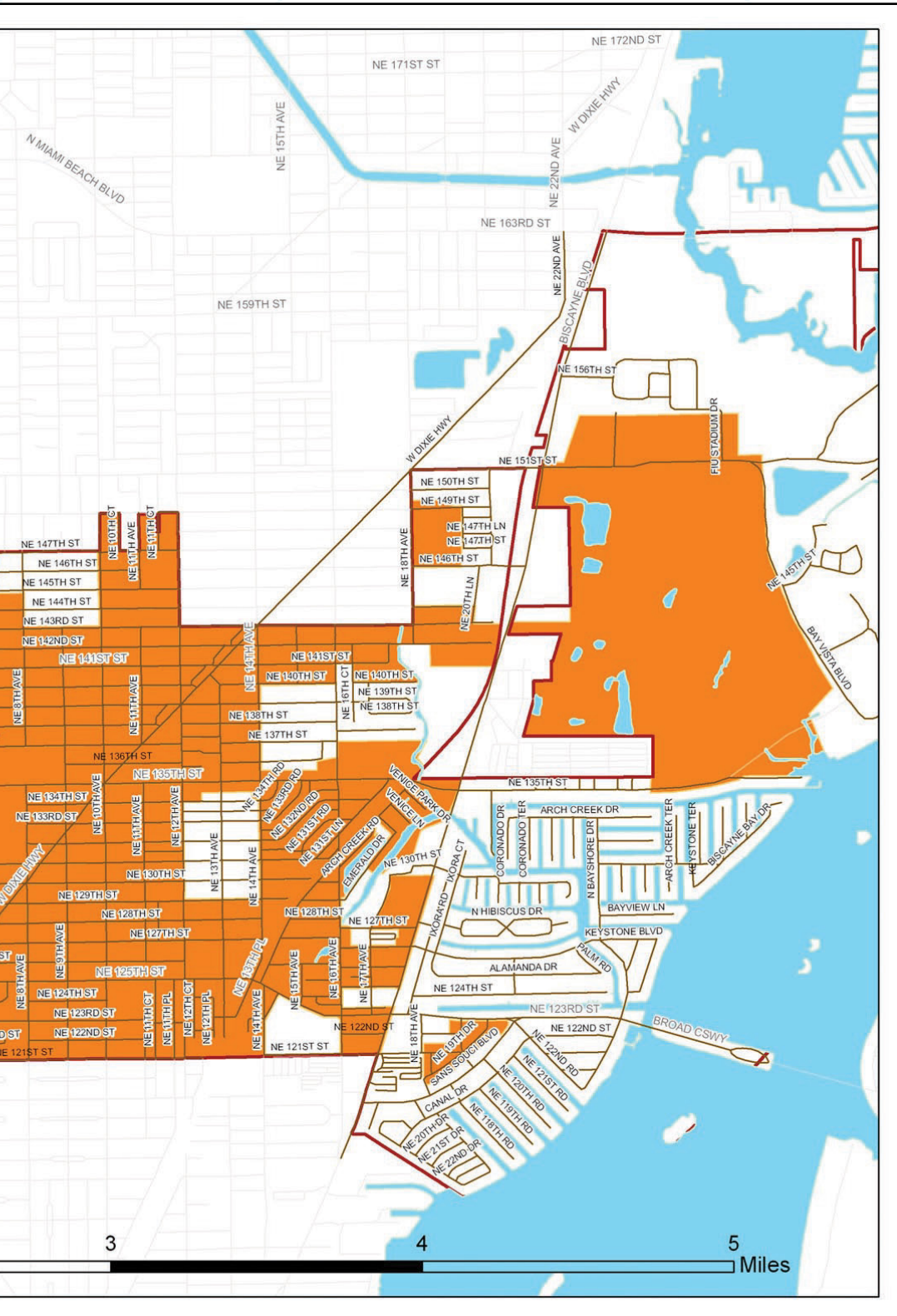
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NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

North Miami CRA Boundary Map





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INTERLOCAL COOPERATION AGREEMENT



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NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

Interlocal Cooperation Agreement



The North Miami Community Redevelopment Agency (NMCRA) is excited to announce a groundbreaking agreement that has injected approximately \$4 million into economic development initiatives in North Miami for FY 24. This strategic partnership aims to revitalize the community, stimulate local businesses, and improve the overall quality of life for North Miami residents. Also this QR code links to a message saying the video has been removed.

On October 6, 2023, Commissioner Marleine Bastien hosted a press conference to discuss a resolution sponsored by the commission providing an amendment to the original Interlocal Cooperation Agreement between Miami-Dade County, the City of North Miami, and the NMCRA. The new agreement

removes a \$1 million dollar cap and provides the NMCRA with an additional \$4 million to invest in projects that bring economic development to the area in FY 2024 alone, which is projected to increase every year moving forward. The resolution was passed unanimously on Oct. 3rd by the Board of County Commissioners.

Thanks to the collaboration of Mayor Daniella Levine Cava's administration, the City of North Miami, and the NMCRA, the revised agreement provides an unprecedented amount of funding to be invested in projects included in the NMCRA's Redevelopment Plan including Affordable Housing, the North Miami Mobility Hub, Northwest 7th Avenue Redevelopment, and North Miami Downtown Revitalization.

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Key highlights of this revised agreement include:

Unprecedented Funding:

Thanks to the combined efforts of Mayor Daniella Levine Cava's administration, the City of North Miami, and the NMCRA, an extraordinary amount of funding has been secured. This financial commitment will serve as a catalyst for the successful implementation of various projects that are integral to North Miami's transformation.

Affordable Housing:

Affordable housing remains a top priority in North Miami. The revised agreement ensures substantial funding dedicated to affordable housing projects, creating housing opportunities for residents and contributing to the city's inclusivity and sustainability.

Northwest 7th Avenue Redevelopment:

The revitalization of Northwest 7th Avenue is a cornerstone of North Miami's development strategy. The funding injection will accelerate this project, rejuvenate this vital corridor and attract businesses and investments.

North Miami Downtown Revitalization:

The heart of North Miami's commerce and culture, its downtown, will see a remarkable transformation with this agreement. Downtown revitalization efforts will receive the necessary resources to create a vibrant urban center.

This landmark agreement represents a significant milestone in North Miami's journey toward economic prosperity and sustainability. The NMCRA is excited about the positive impact this partnership will have on our community and looks forward to working collaboratively with all stakeholders involved.



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FINANCES



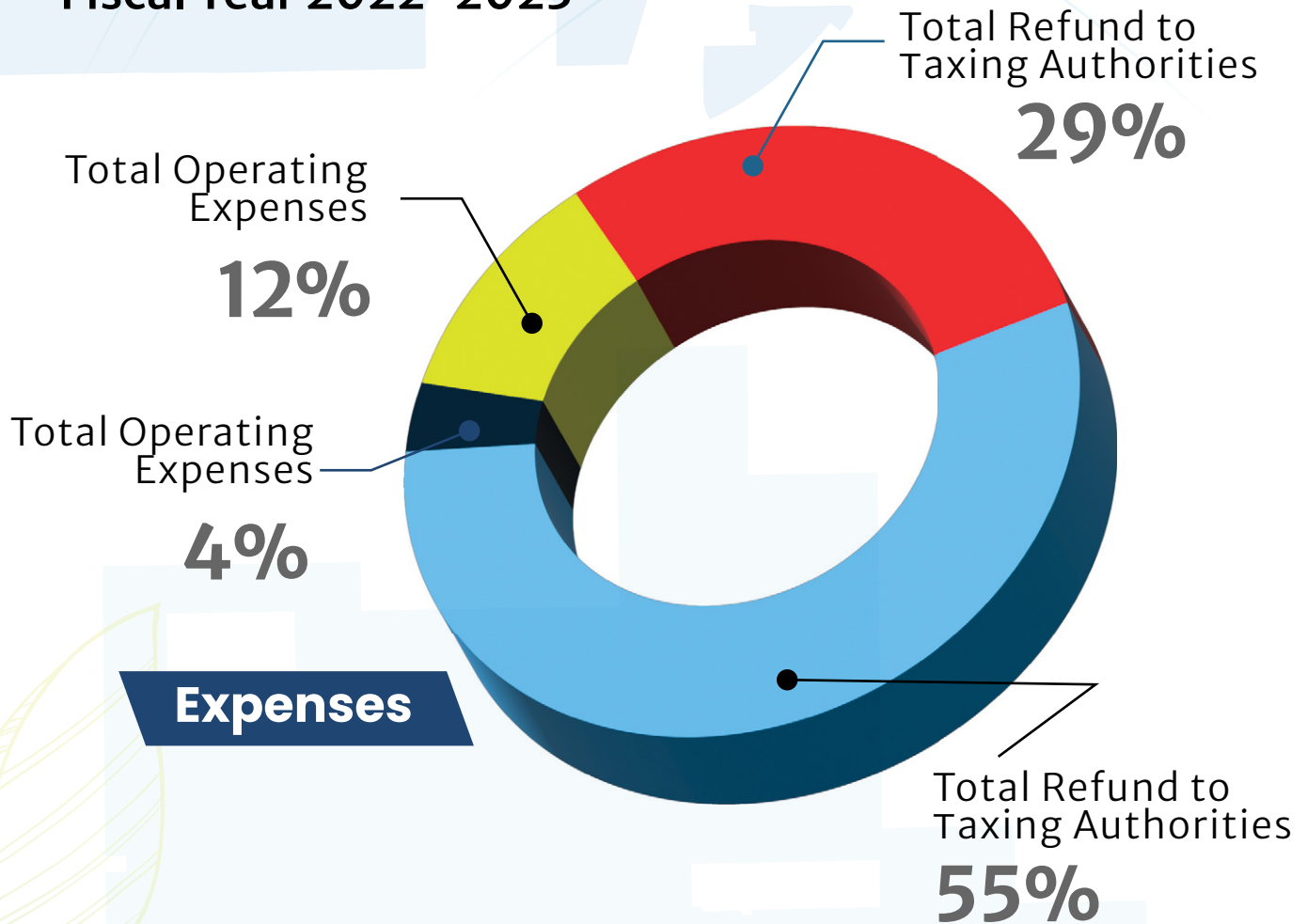
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NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

Finances

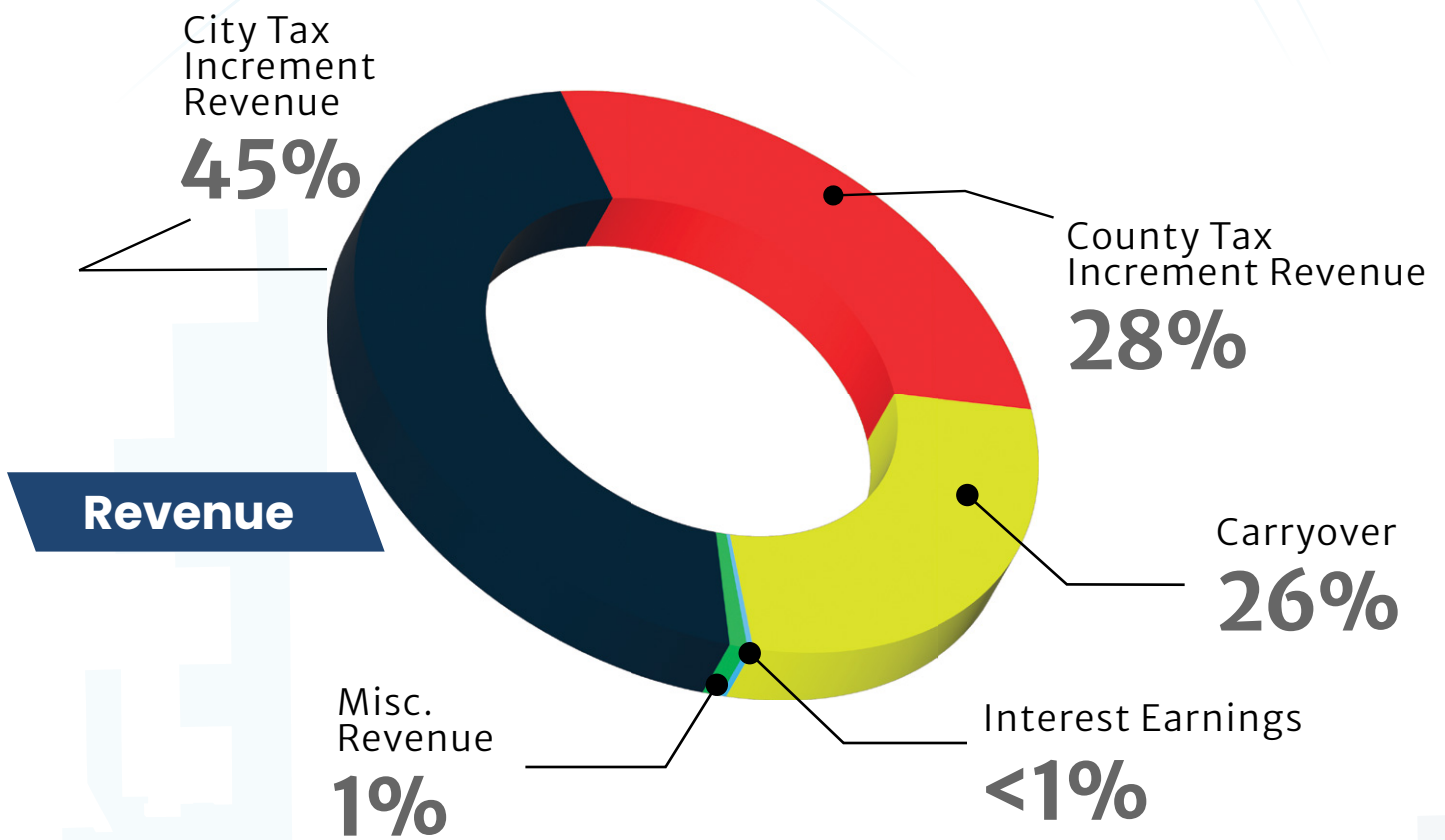
Fiscal Year 2022-2023



Expenses

FY22-23

Total Administrative Expenses	\$817,912
Total Operating Expenses	\$2,531,446
Total Refund to Taxing Authorities	\$6,235,760
Capital Improvement / Incentives	\$12,014,061
TOTAL EXPENDITURES	\$21,599,179



Revenue	FY 22-23
City Tax Increment Revenue	\$9,736,246
County Tax Increment Revenue	\$6,110,823
Carryover	\$5,515,815
Interest Earnings	\$110,196
Misc. Revenue	\$126,099
TOTAL REVENUE	\$21,599,179

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PROJECTS AND INITIATIVES



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NORTH MIAMI CRA
COMMUNITY REDEVELOPMENT AGENCY

Projects and Initiatives



NoMi Express Trolley Service

The City of North Miami celebrated the arrival of the NoMi Express Trolley Service with a Ribbon Cutting Celebration on September 5, 2023, at the Griffing Community Center.

Made possible through generous funding from the Miami-Dade County People's Transportation Plan (PTP) and the North Miami Community Redevelopment Agency (NMCRA), this free community transportation initiative will revolutionize mobility for residents and visitors within North Miami.

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2nd Annual Teach To Fish NoMi Business Summit:

North Miami Councilwoman Kassandra Timothe and the North Miami Community Redevelopment Agency (CRA) hosted the Teach To Fish North Miami (NoMi) Business Summit, an annual conference celebrating North Miami's vibrant entrepreneurial community. The three-day Summit provided a value-packed event for new and existing entrepreneurs to get insights and tips on securing funding and growing a successful business.

The NoMi Business Summit is a significant event for both aspiring and established entrepreneurs, offering a wealth of insights and strategies for securing funding and building successful businesses. With the theme "Teach to Fish," this year's summit embodied the spirit of seizing opportunities and propelling businesses forward in a dynamic and competitive marketplace.



TEACH TO FISH
NORTH MIAMI
Business Summit

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1st Annual Run NoMi Run

The 1st Annual Run NoMi Run proved to be an electrifying day for a truly worthy cause! With an impressive turnout of around 500 participants, along with enthusiastic spectators, dedicated volunteers, and members of the media, the event exceeded expectations. Families and individuals alike came together to actively participate in this community-driven initiative, shining their light and supporting those in need. From the vibrant health & wellness fair to engaging athletic activities and wholesome food options, the event was a celebration of health, unity,





1st Annual Run NoMi Run Continued

and philanthropy. At the heart of it all, the inspirational 5K run/walk rallied the community, raising awareness and vital support for youths striving for higher education through the North Miami Educational Foundation, Inc. (NMEFI).

Established in 2012, the NMEFI has been a beacon of hope for countless high school graduates pursuing post-secondary education. Committed to its mission, NMEFI continues to provide scholarships, opening doors for North Miami students to access the transformative power of higher learning. By championing educational opportunities and fostering academic aspirations, NMEFI remains dedicated to making dreams of college education a reality for deserving students in the North Miami community.



Freebee

Freebee's unique platform is transforming the way people experience their communities by inspiring local mobility and seamlessly connecting them with their destination by way of our fully electric vehicles.

Freebee provides on-demand point-to-point and zone-to-zone transportation services offered throughout the City and NMCRA boundaries for the benefit of the City's residents, Visitors, and businesses alike.

Freebee also supplements the public transportation services offered by a fixed-route transit. On-demand transportation consists of technology-enabled service, typically accessible through apps, and utilizes electric vehicles that help reduce carbon emissions, decrease traffic congestion, and boost economic development by having local businesses within the service area that will benefit as destinations.

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Museum Of Contemporary Art North Miami

The MOCA Art on the Plaza Programs for the 2023–2024 season, generously supported by the North Miami Community Redevelopment Agency (NMCRA), have continued to flourish, offering a platform for local South Florida artists to showcase their creativity and engage with the community. This season, four talented Miami-based artists – Edison Peñafiel, LIZN'BOW (Liz Ferrer and Bow Ty), Sterling Rook, and Chris Friday – were selected to create captivating site-specific installations on MOCA Plaza. These

temporary public art pieces, including Peñafiel's "Run, Run, Run like the Wind," LIZN'BOW's "El Mundo Es Magico," Chris Friday's "Narcissist," and Sterling Rook's "Almost Home," have captivated audiences with their innovative and thought-provoking concepts.

In addition to showcasing these dynamic artworks, the MOCA Art on the Plaza Programs offer a series of engaging public programs and opportunities for the artists to interact with the community. Proposals for these installations were submitted through an open call process, emphasizing the museum's commitment to supporting local talent and fostering cultural enrichment in the North Miami area. With major support from the NMCRA and the Andy Warhol Foundation, MOCA North Miami continues to expand its cultural impact and provide a platform for dialogue, creativity, and community engagement through its innovative public art initiatives.



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735 NE 125th Street, Suite 100
North Miami, FL 33161
P: 305.895.9839 | F: 305.895.9822
CRAGrants@northmiamifl.gov
NorthMiamiCRA.org