



Zephyrhills Community Redevelopment Agency 2023 Annual Report

Let's jump right in to Redevelopment!

“PLAN YOUR WORK AND WORK YOUR PLAN”

During 2023, The Zephyrhills Community Redevelopment Agency (CRA) worked with businesses, developers, and property owners to create plans which will enhance the economic attractiveness of the district, developing work plans that will lay the ground work for an even better Zephyrhills community.

2023 was a year to look at the district and create plans to better our infrastructure, our parks, our neighborhoods, and our housing. The CRA's first townhome project, Tyson Townhome, was completed.

The year gave the CRA a unique opportunity to take stock of the district and to envision projects and partnerships which will lead to a better future for Zephyrhills.

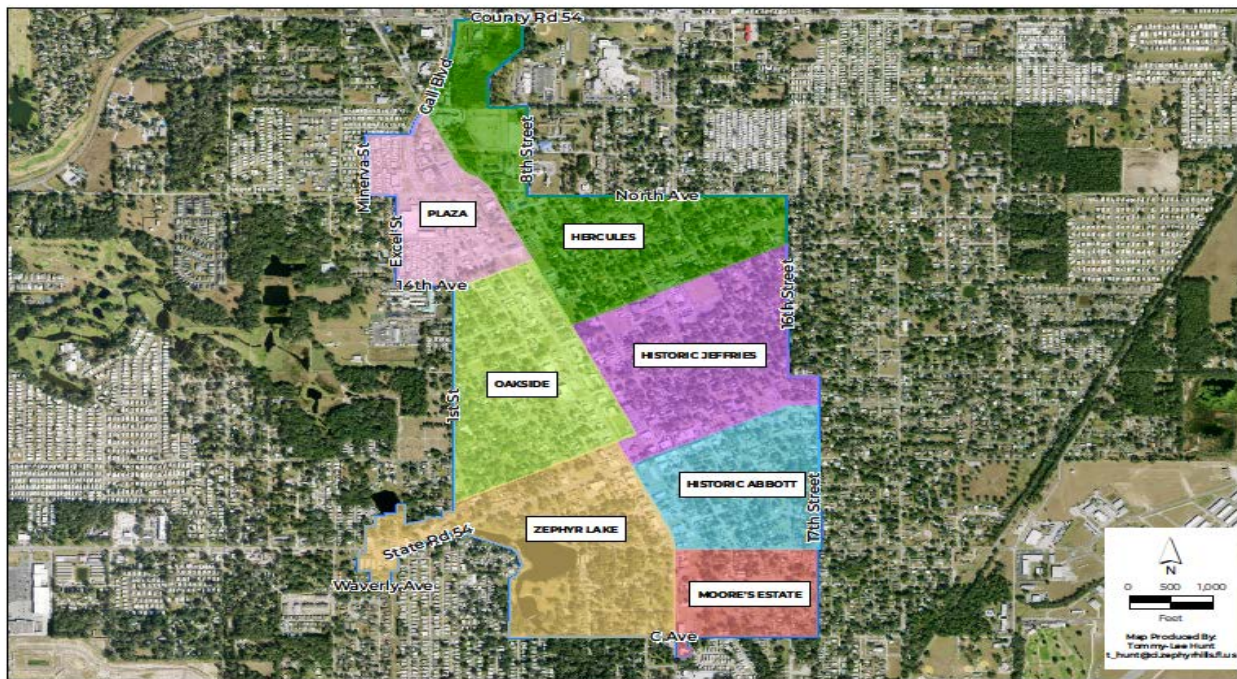


The CRA Board of Commissioners with Mayor Monson

Vice Chair-Charlie Proctor, Steve Spina, Jodi Wilkerson, Lance Smith, Mayor Monson, Chair-Ken Burges



Zephyrhills Community Redevelopment District



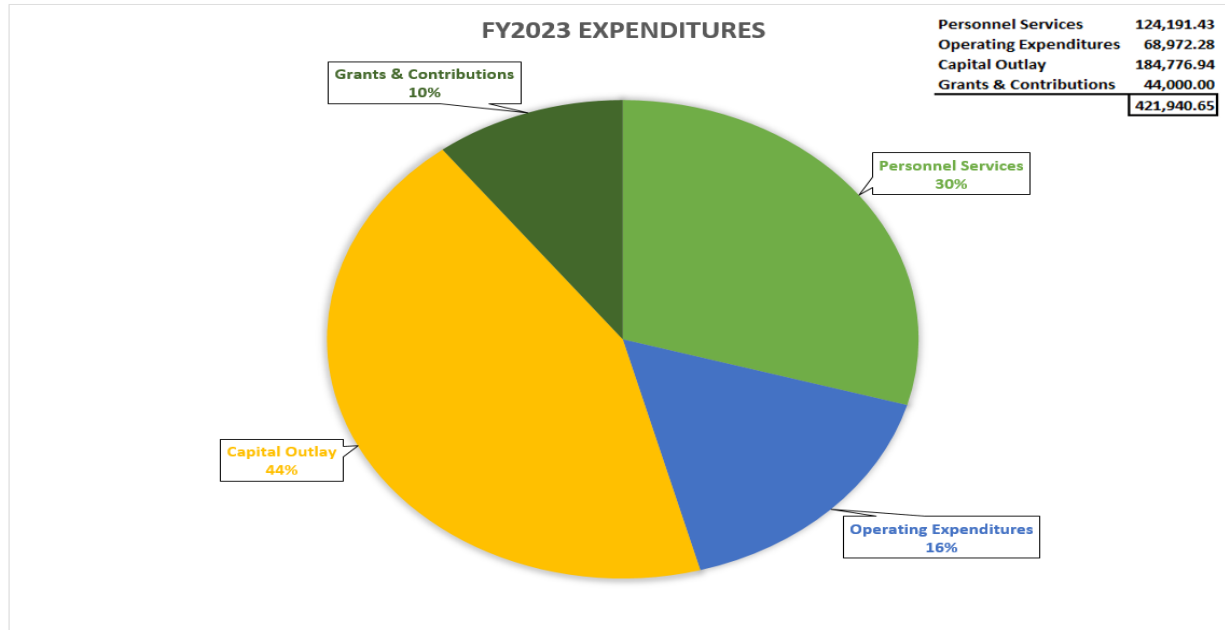
CRA Neighborhood Districts

Data Source:
City of Zephyrhills

City of Zephyrhills
5335 8th Street
Zephyrhills, FL 33542

Project No:
March 2024
1in : 1,400ft

2023 FINANCIALS





CRA Projects for 2023

Positive Impacts for the Community

Zephyr Park Oakside Neighborhood Plan and



Zephyr Park **NEXT** Plan & Playbook

January 23, 2023



**COMMUNITY
SOLUTIONS
GROUP**



E. Alleyways TODAY

Underutilized space



E. Alleyways *NEXT*

*Combination porches,
garages, fences, and yards*

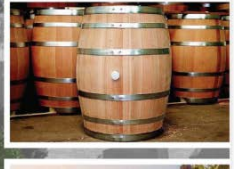


LID stormwater management

Zephyr Park Design and Public Input



Hercules Park Groundbreaking



Pasco County City of Zephyrhills Code Enforcement Joint Clean Up



Hosted by
County Commissioner Oakley,
District 1

ZEPHYRHILLS COMMUNITY CLEANUP

Partnering with the City of Zephyrhills

Saturday, April 29, 2023
8 a.m. - 3 p.m.

A crew and dumpsters will be located
at Zephyr Park, 38116 5th Avenue,
Zephyrhills. Drop-off only.

Please note: there is a limit of
three tires per person, per day.



Residents can also bring waste to the Pasco
County Solid Waste Citizen's Drop Off Area at
9626 Handcart Road, Dade City, at no charge
Friday, April 28 and Saturday, April 29
7:30 a.m. - 4 p.m.

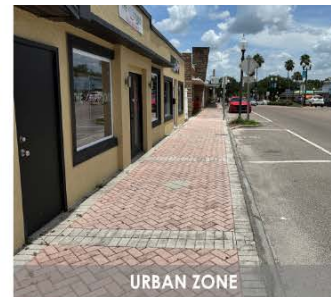
Proof of Residency Required.

For more information, contact:
Pasco County Code Compliance
727.847.8171 | mypasco.net

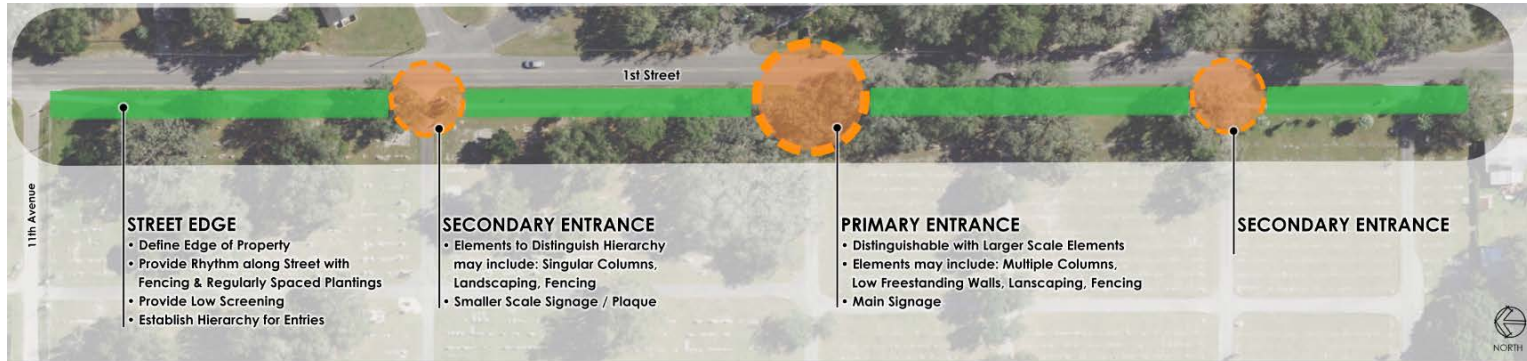


CRA Streetscape Enhancement Plans

5TH Avenue Connections



Oakside Cemetery Improvement Plan



CRA Grants and Incentives Impact in 2023

The CRA offers a variety of grants and incentives for residential and commercial properties.

The CRA approved 15 grants in 2023:

4 - Residential Paint

2 – Commercial Façade

1 – Residential Matching

8 – Residential Ownership Incentive

* 1- Developer Incentive for 6th Avenue Bungalow Court





An aerial photograph of a suburban neighborhood in Zephyrhills, Florida, overlaid with a development plan. The plan features a central green corridor with a red dashed line, flanked by green spaces and trees. Key locations are labeled: 'REDEVELOPMENT OPPORTUNITY' at the top, 'LIVING FUTURE' on the left, 'BOTANICAL GARDEN' and 'HISTORY GARDEN' in the center, 'PLAY AREA' and 'SQUASH PAD' near the center, and 'NEW ALICE HALL COMMUNITY CENTER' at the bottom. A 'BOARDWALK' is shown along a body of water at the bottom. The text 'Zephyrhills is NEXT' is prominently displayed in the center.

Zephyrhills is *NEXT*