

Community Redevelopment Agency (CRA)



SPECIAL DISTRICTS; PERFORMANCE MEASURES AND STANDARDS.

FLORIDA STATUTES, CHAPTER 189: UNIFORM SPECIAL DISTRICT
ACCOUNTABILITY ACT



Background

Per Chapter 189 of the Florida Statutes, each special district must establish goals and objectives for each program and activity undertaken by the district, as well as performance measures and standards to determine if the district's goals and objectives are being achieved. In December 2025, the CRA is required to publish an annual report to show if the CRA achieved its goals and objectives. The goals and objectives presented cover all CRA subareas, namely North Magnolia, Downtown, East Ocala, and West Ocala. The annual report and established performance measures will solely consider projects and activities occurring within the respective CRA subareas, or actions taken through the regular functions of the CRA.

Performance Period

October 1, 2024, to September 30, 2025

Key Terms

Special District: A unit of local government created for a special purpose, as opposed to a general purpose, which has jurisdiction to operate within a limited geographic boundary and is created by general law, special act, local ordinance, or by rule of the Governor and Cabinet.

Community Redevelopment Agency: A special district created by a local (city or county) government to carry out redevelopment activities in a specifically defined geographic area.

Community Redevelopment Area: A slum area, a blighted area, or an area in which there is a shortage of housing that is affordable to residents of low or moderate income, including the elderly, or a coastal and tourist area that is deteriorating and economically distressed. This term may be used to reference one or more designated areas.

Fiscal Year 2024-25 Performance

Performance Measures	Minimum Standard	Results
Website reviews completed to ensure statutory compliance for sharing CRA documentation.	4	4
Materials created to promote the CRA.	3	3
CRA Board meetings held as evidenced by meeting minutes and public notices.	3	10
Advisory Committee meetings held as evidenced by meeting minutes and public notices.	8	14
The public is timely informed of meetings by posting notices on the City’s website or through other appropriate mediums.	95 percent	86 percent
City staff or appointed CRA representatives regularly attend events or participate in activities located in the CRA subareas.	3	6
Residential grants awarded by the CRA Board.	10	26
Reimbursements paid to homeowners or authorized representatives.	8	29
Site visits to inspect condition of residential properties.	15	65
Projects utilizing CRA funds to increase housing or improve housing conditions for low to moderate income households.	4	6
Commercial grants awarded by the CRA Board.	5	12
New construction projects presented to the Advisory Committee or CRA Board for approval.	2	2
Reimbursements paid to commercial property owners or authorized representatives	4	15
Number of site visits to inspect condition of commercial properties	5	28
Projects started to provide enhancements such as sidewalk widening, lighting, aesthetic hardscape, gateway features and landscaping	3	4
Funds disbursed for capital improvements and special projects.	\$400,000	\$186,695
Up to date list of properties suitable for acquisition	1	1
Site visits completed to evaluate and inspect properties available for purchase.	2	3
Properties purchased or under contract for acquisition.	1	0
Invitation to Negotiate (ITN) solicitations promoting development opportunities	3	5
Redevelopment or Lease Agreements approved.	2	1