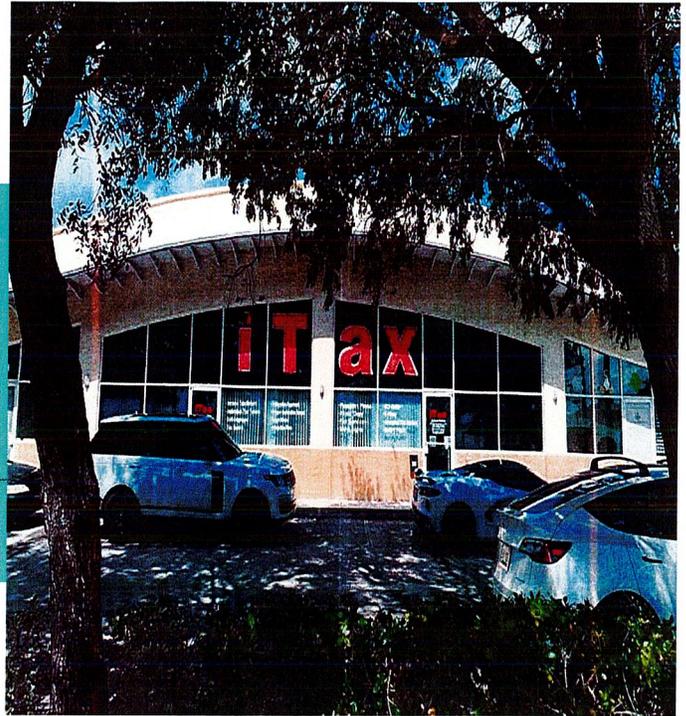




Harmonic Development, Inc

305 NE 2 Drive, Homestead, FL 33030



PROJECT INFORMATION

Business: Harmonic Development

Address: 305 NE 2 Drive, Homestead, FL 33030

Folio: 10-7918-008-1600

Property Owner: Harmonic Development

Category Type: Commercial Redevelopment

Total Estimated Cost: \$28,497.37

Total CRA Contribution: \$21,373.03

Projected Start: July 2025

Projected Finish: December, 2025

Occupancy: Owner Tenant

Structure Type: Commercial Building

Year Built: 2003

Assessed Value of Structure: \$381,812.00

ALIGNMENT WITH REDEVELOPMENT PLAN CATEGORIES

- Economic Development
- Housing / Residential
- Redevelopment Administration
- Public Improvements
- Redevelopment Support

BACKGROUND, GOALS & SCOPE

Background: Harmonic Development , a Florida Corporation has submitted an application for Grant Funds to be used for improvements to the premises located at 305 NE 2nd Drive, Homestead, FL 33030.

Goals: The CRA has established the Commercial Façade Program pursuant to which the CRA shall award grant funds to local businesses improving their physical facilities in order to advance the goals established in the Community Redevelopment Agency Master Plan.



HOMESTEAD

COMMUNITY
REDEVELOPMENT AGENCY

BACKGROUND, GOALS & SCOPE, cont'd.

Scope: These CRA funds have been awarded to address the following items:

- Installation of Impact windows and Doors
- New Sign

ANTICIPATED BENEFITS

Economic Benefits

- Modern, secure windows and doors increase the value of the building, which boosts business asset value and improve energy efficiency.

Social Benefits

- Stronger windows and doors reduce the risk of break-ins, vandalism, and storm-related injuries, creating a safer environment for employees, customers, and passersby.
- Safer streets and storefronts help reduce crime rates and increase overall public confidence.

Urban Development and Tourism

- Upgrading to impact-resistant windows and doors modernizes the building, making code-compliant, more durable, and better integrated into long-term urban planning goals
- A clean modern, and clearly branded façade gives tourists a positive first impressions, enhancing the area's overall appeal.



PROJECT PHOTOS



Site conditions, 2022.

