



KROME MARKETPLACE PARKING

28 NW 2nd Street, Downtown District



PROJECT INFORMATION

Business: Krome Market Place Parking Lot

Address: 28 NW 2 ST

Folio: 10-7813-018-0060

Property Owner: Homestead CRA

Category Type: New Infrastructure

Total Estimated Cost: \$212,419.35

Total CRA Contribution: Part of a larger Krome Market Place redevelopment.

Projected Start: May 2025

Projected Finish: August 2026

Occupancy: Owner Tenant

Structure Type: Multi-Folio Plaza

Year Built: 1934

Assessed Value of Structure: \$168,000.00

Last Sale: 2024

ALIGNMENT WITH REDEVELOPMENT PLAN CATEGORIES

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

BACKGROUND, GOALS & SCOPE

Background: The CRA purchased the vacant site , two of five parcels 2024 from STEINBRIDGE REAL ESTATE CO, INC. for the amount of \$4,200,000.00. The Krome Market Place Parking Lot will be constructed on a revitalized site in Downtown Homestead. The parking lot is expected to cover approximately 9,100 square feet.

Goals: Following a successful Phase I Environmental Site Assessment, the project recognizes the area's potential for positive transformation. The Krome Market Place Parking Lot will serve as a designated parking area for the Krome Market Place and the surrounding businesses.



BACKGROUND, GOALS & SCOPE, cont'd.

Scope:

- Install sub-base and base rock to engineered depth and density.
- Proof-roll and compact to required standards
- Install asphalt and directional marking/parking regulation signs
- Apply surface treatments and striping per FDOT and City standards
- Install wheel stops where required
- Install parking lot LED lighting fixtures and poles
- Deliver final site clean-up and debris removal

ANTICIPATED BENEFITS

Additional Dedicated Parking: will provide dedicated public parking within the Downtown area.

Site Improvement: the site is currently an unkempt former dirt / gravel parking area overgrown with weeds and landscape materials. This will improve the safety and aesthetics within Downtown.

Economic Stimulus: this will help alleviate the lack of clear, accessible, and free public parking to encourage greater visitation and consumer spending.

Improved Quality of Life: once completed, this will improve public access to Downtown, its businesses, activities, and socialization.

PROJECT PHOTOS



Site conditions, 2024.



Proposed plan.