



Shafiya & Rahima Corporation

406 N Krome Avenue, Homestead, FL.



PROJECT INFORMATION

Business: Shafiya & Rahima Corporation

Address: 406 N Krome Ave.

Folio: 10-7813-013-0210

Property Owner: Shafiya & Rahima Corporation

Category Type: Commercial Redevelopment

Estimated Build-out & Startup Cost: \$35,100

Request from CRA: \$25,000

Projected Start: February, 2026

Projected Finish: 1st Quarter 2026

Occupancy: Owner Tenant

Structure Type: Commercial

Year Built: 1950

Assessed Value of Structure: \$975,898

Last Sale: 2008

Prior Grant Award - Applicant? Yes No

Prior Grant Award - Property? Yes No

Located in Historic Core? Yes No

ALIGNMENT WITH REDEVELOPMENT PLAN CATEGORIES

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

ALIGNMENT WITH STRATEGIC GOALS

Enhance Downtown’s Viability as an Entertainment Destination

- Encourage redevelopment, adaptive reuse, and activation of key commercial corridors
- Utilize tools to increase business success & resident economics
- Reduce blight and incentivize façade improvements, infill development, and rehabilitation projects.
- Improve streetscapes, lighting, sidewalks, parking, and public spaces

BACKGROUND, GOALS & SCOPE

Background: Shafiya & Rahima Corporation has submitted an application for Grant Funds to be used for improvements to the premises located at 406 N Krome Avenue, FL 33030.

Goals: The CRA has established the Commercial Enhancement Grant 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 Plan.



BACKGROUND, GOALS & SCOPE, cont'd.

Scope: Exterior Paint, Parking Lot Resurface, Restripe, Tree Stump Removal and Landscape Improvements

ANTICIPATED BENEFITS

Enhanced Curb Appeal

- Upgraded exterior improvements will enhance the building's appearance, contributing to a more attractive and welcoming Downtown Environment.

Reduced Blight

- Façade enhancements help modernize aging storefronts, supporting the CRA's goal of revitalization and visual consistency along commercial corridors.

Increased Foot Traffic

- An improved storefront can draw more customers, benefiting not only the grocery but also neighboring businesses.

Business Retention & Growth:

- Investing in local small businesses strengthens long-term sustainability and economic stability within the CRA District.

Community Pride:

- Visible reinvestment reinforces confidence in Downtown Homestead and encourages additional private investment.



PROJECT PHOTOS



Site conditions, 2025



Concept