

## **PARKING SCREENING GRANT**

The “Parking Screening Grant” assists with the costs of compliance with the landscaping and screening requirements of §656.361.6.2.L for accessory and on-site surface parking facilities. “Applicants” may be the owner of record or building management entity.

Pursuant to §656.361.2.L.2(a), accessory and on-site surface parking facilities are required to come into compliance with §656.361.6.2.L, (Screening and Landscaping of Surface Parking, Trash, Storage, and Loading Areas) requirements on or before July 1, 2024. In order to encourage compliance, the Ordinance Code requires the DIA to develop a policy and consider the creation of a Parking Screening Grant to encourage early compliance.

The Parking Screening Grant:

- Is available to those Applicants whose property is deemed out of compliance, or for those properties that are in compliance but are proposing to utilize the program to enhance landscaping and hardscaping when such enhancements have been determined by the DIA Chief Executive Officer to be beneficial to the health, safety and welfare of the public (e.g., replacement of palm trees with shade trees);
- May be used for fencing, screening, landscaping, buffers, hardscaping, etc. necessary for compliance with §656.361.6.2.L for accessory and on-site surface parking facilities;
- May be used for fencing, screening, landscaping, buffers, hardscaping, etc. that does not meet the strict requirements of §656.361.6.2.L when and if the DDRB has granted a deviation from those requirements pursuant to its authority to do so;
- May not be used for those costs associated with compliance with other portions of the Ordinance Code (e.g., ADA spaces) nor may these funds be used for compliance with other Federal, state or local regulations (e.g., stormwater);
- May not be used in conjunction with the creation of a new or expansion of an existing surface parking facility, nor may they be used for commercial surface parking lots; and
- May only be used on those accessory and on-site parking facilities that have been properly permitted and, at the time they were created, were a lawful use.

In addition to the above, a Parking Screening Grant payment is predicated on:

- The Downtown Development Review Board staff having reviewed and found landscape and hardscape plans compliant with the Ordinance Code, or in those instances where an applicant is seeking a deviation from those requirements such deviation has been reviewed and approved by the Downtown Development Review Board (“DDRB”);
- A budget for this grant program has approved by the Downtown Investment Authority and funds allocated accordingly;
- All property taxes on the project site are paid and current;
- No contractor liens, no outstanding liens (other than mortgages), and no outstanding code violations at the project address at the time of application and at the time that the request for reimbursement is submitted;
- A signed Agreement for funding assistance having been executed by the Downtown Investment Authority and the Applicant prior to the commencement of any work to be covered under this program. No grants will be awarded retroactively;
- All site improvements complying with all applicable city codes and ordinances, as well as state and federal regulations (if applicable); and

- Work following the permitted or approved plans and specifications and having been completed within six months (180 calendar days) from the execution date of a Parking Screening Grant Agreement (“Agreement”) unless that completion horizon has been extended by the DIA Chief Executive Officer.

If after 180 calendar days from the execution date of a Parking Screening Grant, unless extended by the DIA Chief Executive Officer, who may extend Parking Screening Grants for up to an additional 90 calendar days, the improvements are not completed:

1. The Agreement and funding will become null and void without further action by DIA;
2. The property will be subject to immediate Code Enforcement Action; and
3. The Applicant will not be eligible for another Parking Screening Grant for that property.

### Parking Screening Grant Funding Tiers

Tier 1 Funding: A Parking Screening Grant Agreement must have been executed on or by June 30, 2023, with all work completed pursuant to the Agreement on or by June 30, 2024. Tier 1 Funding will pay for:

- Up to seventy-five percent (75%) of the costs of materials and labor, excluding soft costs and permit costs, with a maximum award of up to \$100,000, providing that an applicant has not sought a deviation from §656.361.6.2.L; or
- Up to fifty percent (50%) of the costs of materials and labor, excluding soft costs and permit costs, with a maximum award of up to \$50,000 in those instances where an applicant has sought and been granted a deviation from §656.361.6.2.L by the DDRB.

Tier 2 Funding: A Parking Screening Grant Agreement executed after June 30, 2023, but before June 30, 2024, Tier 2 Funding will pay for:

- Up to fifty percent (50%) of the costs of materials and labor, excluding soft costs and permit costs, with a maximum award of up to \$50,000, providing that an applicant has not sought a deviation from §656.361.6.2.L; or
- Up to twenty-five percent (25%) of the costs of materials and labor, excluding soft costs and permit costs, with a maximum award of up to \$25,000 in those instances where an applicant has sought and been granted a deviation from §656.361.6.2.L by the DDRB.

Note: the requirement to come into compliance on or by July 1, 2024, cannot be extended through the execution of a Parking Screening Grant Agreement. Those properties that remain out of compliance on July 1, 2024, shall be subject to immediate Code Enforcement action.

### Parking Screening Grant Agreement

The DIA is authorized under this program to create Applications, Agreements, and other forms and require information and documentation as the Chief Executive Officer deems necessary to implement this program while exercising the DIA’s fiduciary responsibilities. This program and funding awards may be implemented administratively or as otherwise dictated by the DIA Board.