

City of Auburndale Community Redevelopment Agency Minutes January 20, 2026

Minutes of the Community Redevelopment Agency of the City of Auburndale held on January 20, 2026, at 8:06 p.m. in the Commission Room of City Hall, after having been properly advertised, with the following members present: Chair Tim Pospichal, Vice Chair Ellie Harper, Alex Cam, Jordan Helms, Travis Avery, Sean Levy, and Crystal Tijerina. Also present: Interim City Manager Amy Palmer and City Clerk Brandon Henry.

Motion by Alex Cam, seconded by Jordan Helms, to approve the Community Redevelopment Agency Minutes of the November 3, 2025 meeting. Upon vote, all ayes.

Interim City Manager Amy Palmer announced that typically in December, the Community Redevelopment Agency receives its tax increment. For this fiscal year, we received tax increment from the City in the amount of \$940,725, and from the County in the amount of \$1,468,075.

Chair Tim Pospichal asked if there was public comment on any item not on the agenda. There was no public comment.

1. FINANCE REPORT

Interim City Manager Palmer presented the Finance Report for the first three months of the Fiscal Year, ending December 2025.

**CITY OF AUBURNDALE
COMMUNITY REDEVELOPMENT AGENCY
DETAIL SUMMARY REPORT - DECEMBER 2025**

CRA REVENUE

Account Number	Description	Budget	MTD Amount	YTD Amount	Balance	% REC / EXP
151-0001-311-1100	311-1100 - CRA Tax Increment - County	\$1,480,039.00	\$1,468,075.21	\$1,468,075.21	\$11,963.79	99.2
151-0001-311-1500	311-1500 - CRA Tax Increment - City	\$941,093.00	\$940,724.93	\$940,724.93	\$368.07	100.0
151-0001-361-1100	361-1100 - Interest Income	\$100.00	\$0.00	\$16,785.28	-\$16,685.28	16785.3
151-0001-381-0020	381-0020 - Carry Over From Prior Year	\$1,000,000.00	\$0.00	\$0.00	\$1,000,000.00	0.0
	** GRAND TOTAL **	\$3,421,232.00	\$2,408,800.14	\$2,425,585.42	\$995,646.58	70.9

CRA EXPENSE

Account Number	Description	Budget	MTD Amount	YTD Amount	Balance	% REC / EXP
151-6087-519-3200	519-3200 - CRA Audit	\$5,500.00	\$0.00	\$0.00	\$5,500.00	0.0
151-6087-519-4000	519-4000 - Training & Travel	\$3,000.00	\$0.00	\$0.00	\$3,000.00	0.0
151-6087-519-4350	519-4350 - City Utility Billing	\$16,000.00	\$1,321.23	\$3,801.76	\$12,198.24	23.8
151-6087-519-4650	519-4650 - Repair Of Motor Equipment	\$1,000.00	\$0.00	\$0.00	\$1,000.00	0.0
151-6087-519-4995	519-4995 - Ser Contract - Palms/Clock Tower	\$10,000.00	\$0.00	\$0.00	\$10,000.00	0.0
151-6087-519-5212	519-5212 - Maint & Rep Antique Lights	\$10,000.00	\$470.72	\$470.72	\$9,529.28	4.7
151-6087-519-5230	519-5230 - Agricultural & Horticultural Sup	\$10,000.00	\$0.00	\$1,146.06	\$8,853.94	11.5
151-6087-519-5250	519-5250 - Gas, Oil, & Diesel	\$2,500.00	\$0.00	\$0.00	\$2,500.00	0.0
151-6087-519-5400	519-5400 - Subscriptions & Memberships	\$1,500.00	\$0.00	\$1,420.00	\$80.00	94.7
151-6087-519-5850	519-5850 - Incentive/Loan Program	\$150,000.00	\$0.00	\$50,000.00	\$100,000.00	33.3
151-6087-519-6335	519-6335 - Sidewalk - Repairs & New	\$10,000.00	\$0.00	\$0.00	\$10,000.00	0.0
151-6087-519-6339	519-6339 - City Reimb. Labor	\$195,493.00	\$16,291.08	\$48,873.24	\$146,619.76	25.0
151-6087-519-6342	519-6342 - Underground Utilities - Lake Stella	\$1,000,000.00	\$0.00	\$0.00	\$1,000,000.00	0.0
151-6087-519-6371	519-6371 - Streetscape (Palmetto / Howard St)	\$0.00	\$9,132.50	\$28,942.69	-\$28,942.69	0.0
151-6087-519-6372	519-6372 - Update Streetscape	\$100,000.00	\$3,762.70	\$4,342.59	\$95,657.41	4.3
151-6087-519-6373	519-6373 - US Hwy 92 Commercial Corridor Plan	\$0.00	\$0.00	\$4,716.64	-\$4,716.64	0.0
151-6087-519-6374	519-6374 - Main St Streetscape Reserves	\$500,000.00	\$0.00	\$0.00	\$500,000.00	0.0
151-6087-519-6375	519-6375 - Downtown Park Splash Pad	\$1,000,000.00	\$0.00	\$0.00	\$1,000,000.00	0.0
151-6087-519-6380	519-6380 - Redesign Downtown Park Area	\$150,000.00	\$0.00	\$0.00	\$150,000.00	0.0
151-6087-519-6399	519-6399 - CRA Impact Fee Reimbursement	\$6,000.00	\$0.00	\$0.00	\$6,000.00	0.0
151-6087-519-8110	519-8110 - Operations / Administration Costs	\$250,239.00	\$0.00	\$0.00	\$250,239.00	0.0
	** GRAND TOTAL **	\$3,421,232.00	\$30,978.23	\$143,713.70	\$3,277,518.30	4.2

**COMMUNITY REDEVELOPMENT AGENCY
POOLED CASH FORECAST - DECEMBER 2025**

\$6,647,097.89 Pooled Cash
(\$3,277,518.30) Unspent funds in current fiscal year
(\$503,981.22) Incentive Loan Program

\$2,865,598.37 Adjusted Pooled Cash

Chair Pospichal asked for public comment. There was no public comment.

2. COMMUNITY REDEVELOPMENT AGENCY PROJECT UPDATE

Interim City Manager Palmer updated the Community Redevelopment Agency Board on the following projects:

- Grants
 - 110 Main Street (Tropical Tax)
 - 220 E. Lake Avenue (Pizza Connection)
 - 202 E. Park Street (Haven Coffee, Adler’s, Baxter’s)
 - 117 E. Lake Avenue (Lake House Kitchen, Obscure, Abigail’s)
- Undergrounding Utilities
- Downtown/Old Civic Center Redevelopment

Travis Avery said Interim City Manager Palmer mentioned easements for undergrounding utilities. Are you going to be working on getting enough easement to put sidewalks on the outer edge of Lake Stella Drive?

Interim City Manager Palmer answered it would depend on if there is enough right-of-way to put a sidewalk on that end. She doubts there is enough because that road has been there a long time. It would be a matter of having to acquire right-of-way or acquire easements from those properties if we were to add sidewalks to the outside of that loop. But there would be enough right-of-way to sink the powerlines without the need for an easement. The easements that we are meeting on for Howard Street are small, approximately 10 feet by 10 feet, to put some boxes on the ground.

Chair Pospichal asked for public comment.

Jerry Gaddis, 538 Arneson Avenue, expressed gratitude for the redevelopment grant program.

The Meeting was adjourned at 8:21:47 p.m.

I HEREBY CERTIFY that the foregoing Minutes are true and correct.



Brandon Henry, City Clerk