

RESOLUTION RA/CRA-2022-02

A RESOLUTION OF THE RENEW ARLINGTON COMMUNITY REDEVELOPMENT AGENCY (“RA/CRA”) ALLOCATING \$775,000 FROM THE MANDATORY COMPLIANCE GRANT PROGRAM BUDGET TO FUND FOUR MANDATORY COMPLIANCE GRANT PROGRAM PROJECTS (“MCGP PROJECTS”) FOR LANDSCAPING/LANDSCAPE BUFFERS TO THE FOLLOWING ENTITIES: GARY FLAGLER, MOHAMED KHATIB, 2711 A-TOWN LLC, AND JOHNS AUTOMOTIVE; AUTHORIZING EXECUTION OF ALL DOCUMENTS BY THE MAYOR AND CORPORATION SECRETARY; PROVIDING FOR OVERSIGHT BY THE OFFICE OF ECONOMIC DEVELOPMENT (“OED”); AUTHORIZING APPROVAL OF TECHNICAL AMENDMENTS BY THE EXECUTIVE DIRECTOR OF OED; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the RA/CRA Board (“Agency Board”) approved Resolution RA/CRA-2020-03 adopting the Mandatory Compliance Grant Program (“MCGP”); and

WHEREAS, there is \$1,730,428.62 remaining in MCGP budget; and

WHEREAS, the MCGP Guidelines currently require that all Agreements exceeding \$100,000 must be reviewed and approved by the Agency Board; and

WHEREAS, on April 13, 2022, the RA/CRA Advisory Board, with a unanimous vote of 5-0, recommended to the Agency Board that \$775,000 be approved and allocated towards four MCGP Projects; now therefore

BE IT RESOLVED, by the Agency Board:

Section 1. Authorization and Findings. The Agency Board approves and authorizes the following four MCGP Projects:

- Gary Flagler (Not to exceed \$210,000)
- Mohamed Khatib (Not to exceed \$250,000)
- Johns Automotive (Not to exceed 190,000)

- 2711 A-TOWN LLC (Not to exceed \$125,000)

Section 2. Findings. The Agency Board finds that the four MCGP Projects listed above are within the RA/CRA Redevelopment Area, and that they are in compliance with, and further the purposes and objectives of the RA/CRA Redevelopment Plan as stated below:

1. **Primary Objective 3:** *Deliver an overall urban design and infrastructure initiative, which enhance basic utilities, and creates a positive identity in design elements such as gateways, streetscapes, signage, and furnishings.*
2. **Primary Objective 5:** *Create attractive, safe, viable and sustainable commercial corridors along University/Merrill/Arlington Corridors.*
 - *Establish possible CRA matching improvement grants for projects such as façade, building improvements, signage and landscape programs that meet certain criteria.*

Section 3. Allocation. The Agency Board hereby allocates a maximum total of \$775,000 towards the four MCGP Projects, **attached hereto as Exhibit A.**

Section 4. Carryover. Pursuant to Sec. 106.345, *Ordinance Code*, funds shall carryover from fiscal year to fiscal year. Any funds remaining after all obligations have been made regarding the Agreements shall be returned to the Renew Arlington Mandatory Compliance Grant Program.

Section 5. Oversight. The Office of Economic Development shall enter into and oversee the Agreements and is authorized to make technical amendments to the Agreements.

Section 6. Contract Execution Authorized. Pursuant to Sec. 500.116, *Ordinance Code*, the Mayor, or his or her designee, and the Corporation Secretary, are authorized to execute and deliver all contracts and documents approved and authorized by the Agency Board related to the aforementioned projects;

Section 7. Effective Date. This Resolution shall become effective upon a majority vote of the Agency Board and upon execution by the Chair.

WITNESS:

RENEW ARLINGTON

COMMUNITY REDEVELOPMENT AGENCY


Signature

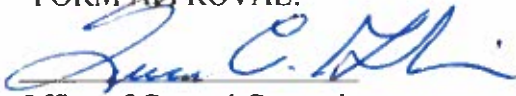

Samuel Newby, Chairman


Print

Date signed: 5/12/22

VOTE: In Favor: 16 Opposed: 0 Abstained: 0

FORM APPROVAL:


Office of General Counsel

MANDATORY COMPLIANCE GRANT PROGRAM

PROJECT REVIEW

APPLICANT: Gary Flagler (Cargo Transmission)

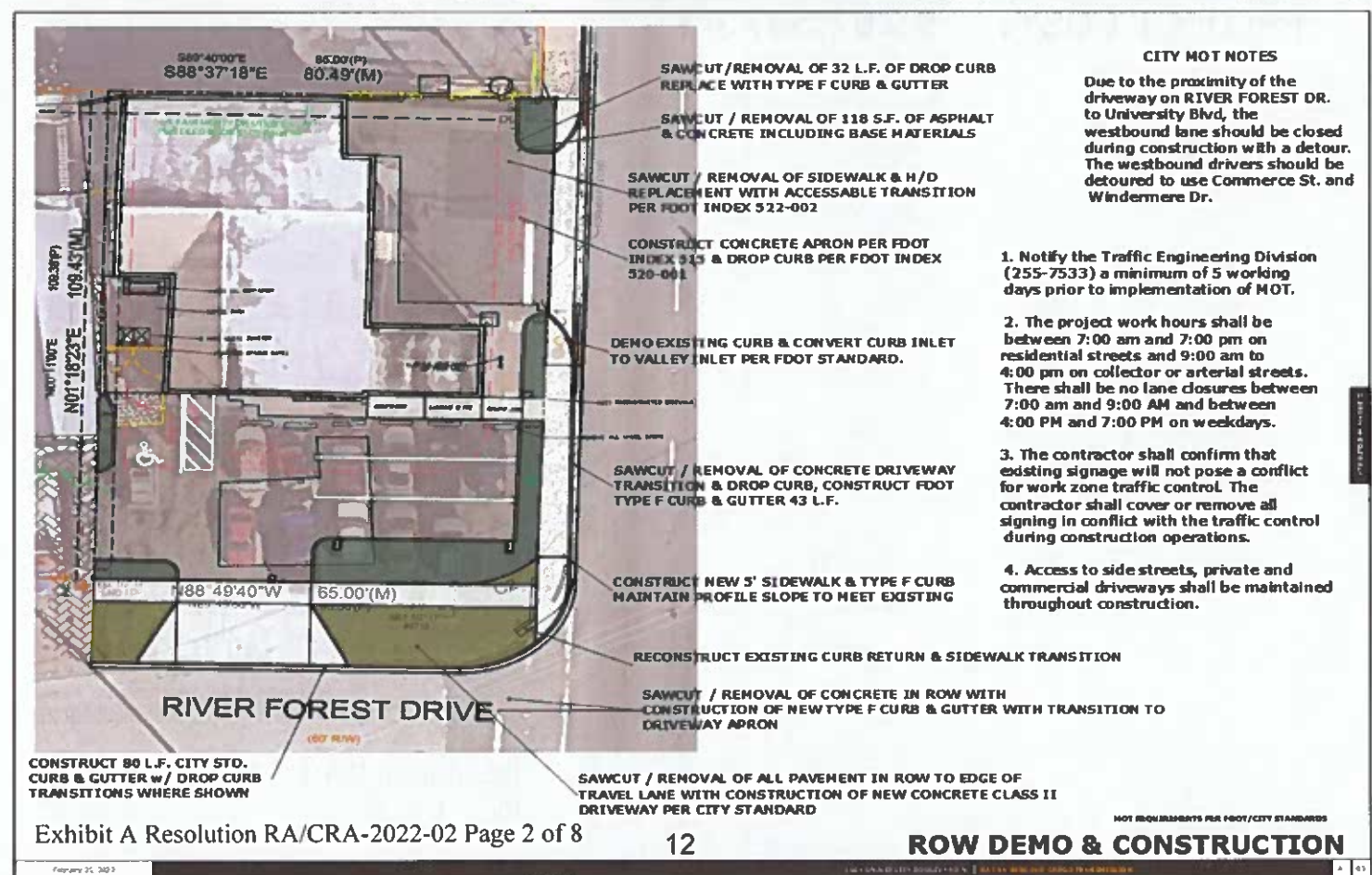
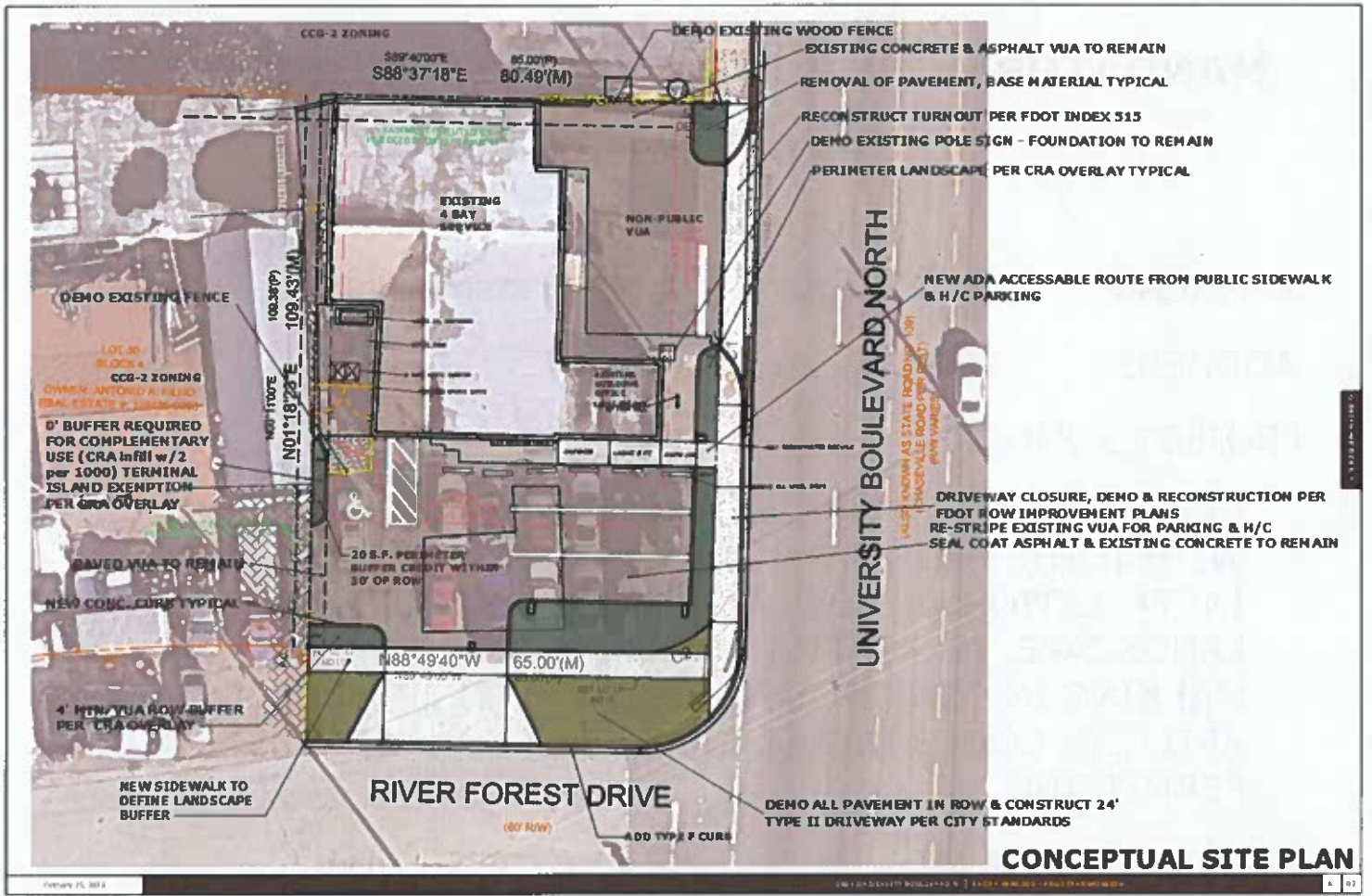
ADDRESS: 1604 University Blvd. N. 32211

PROJECT SUMMARY:

DEMOLITION OF NON-CONFORMING IMPROVEMENTS WITHIN THE PROPERTY AND ROW FRONTAGE WITH INSTALLATION OF NEW VUA PAVMENTS, CURBING, LANDSCAPE, IRRIGATION, DRAINAGE & PAVEMENT MARKING IN CONFORMANCE WITH PLANS, SPECIFICATIONS AND CITY CODES INCLUDING REQUIRED SOFT COSTS & PERMITTING.

PROJECT SITE PLAN: Attached with Project Detail

PROJECT COST: \$ 207,587.43



MANDATORY COMPLIANCE GRANT PROGRAM
PROJECT REVIEW

APPLICANT: Mohamed F. Khatib (Smart Tire Auto Service)

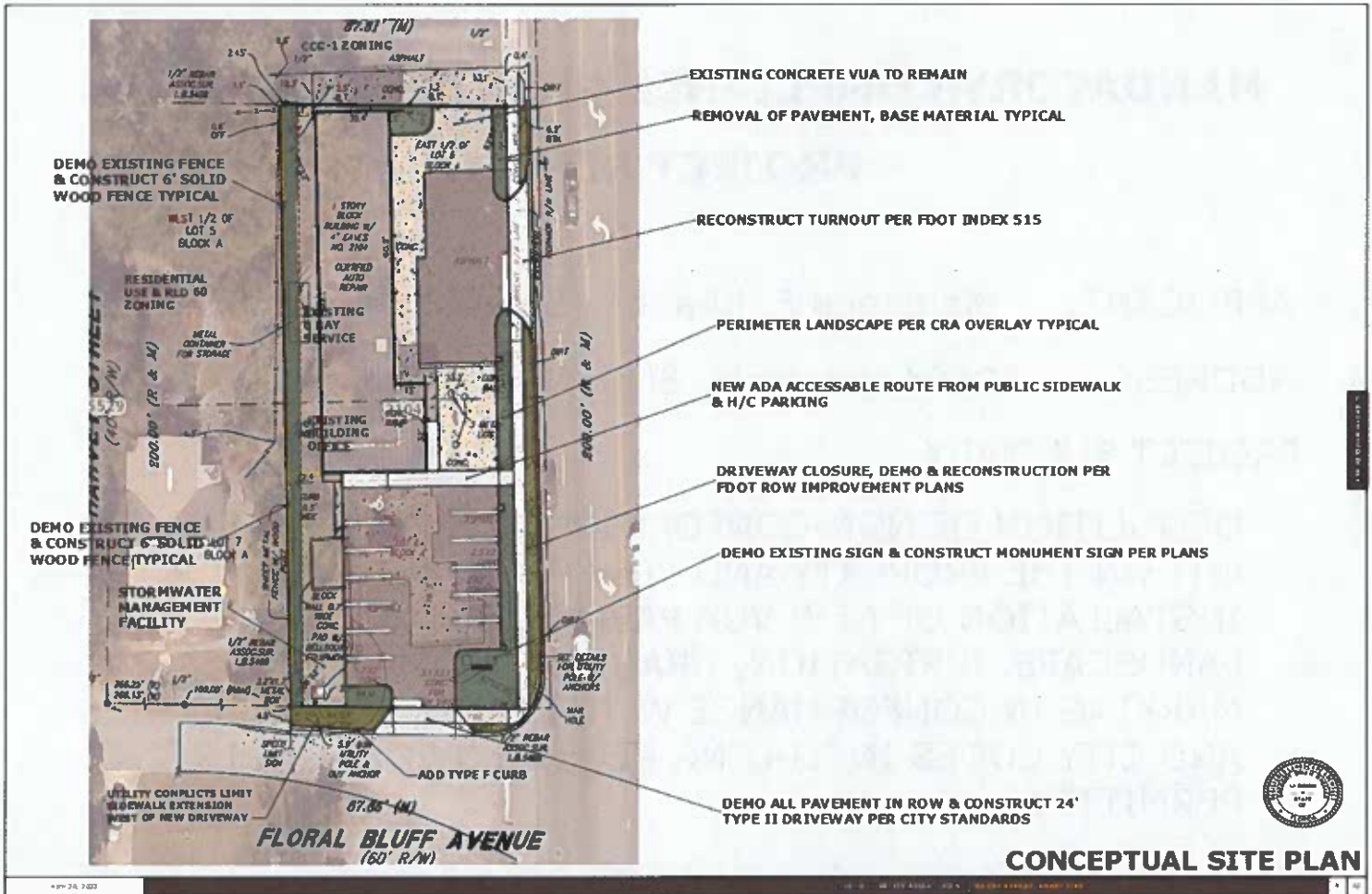
ADDRESS: 2104 University Blvd. N. 32211

PROJECT SUMMARY:

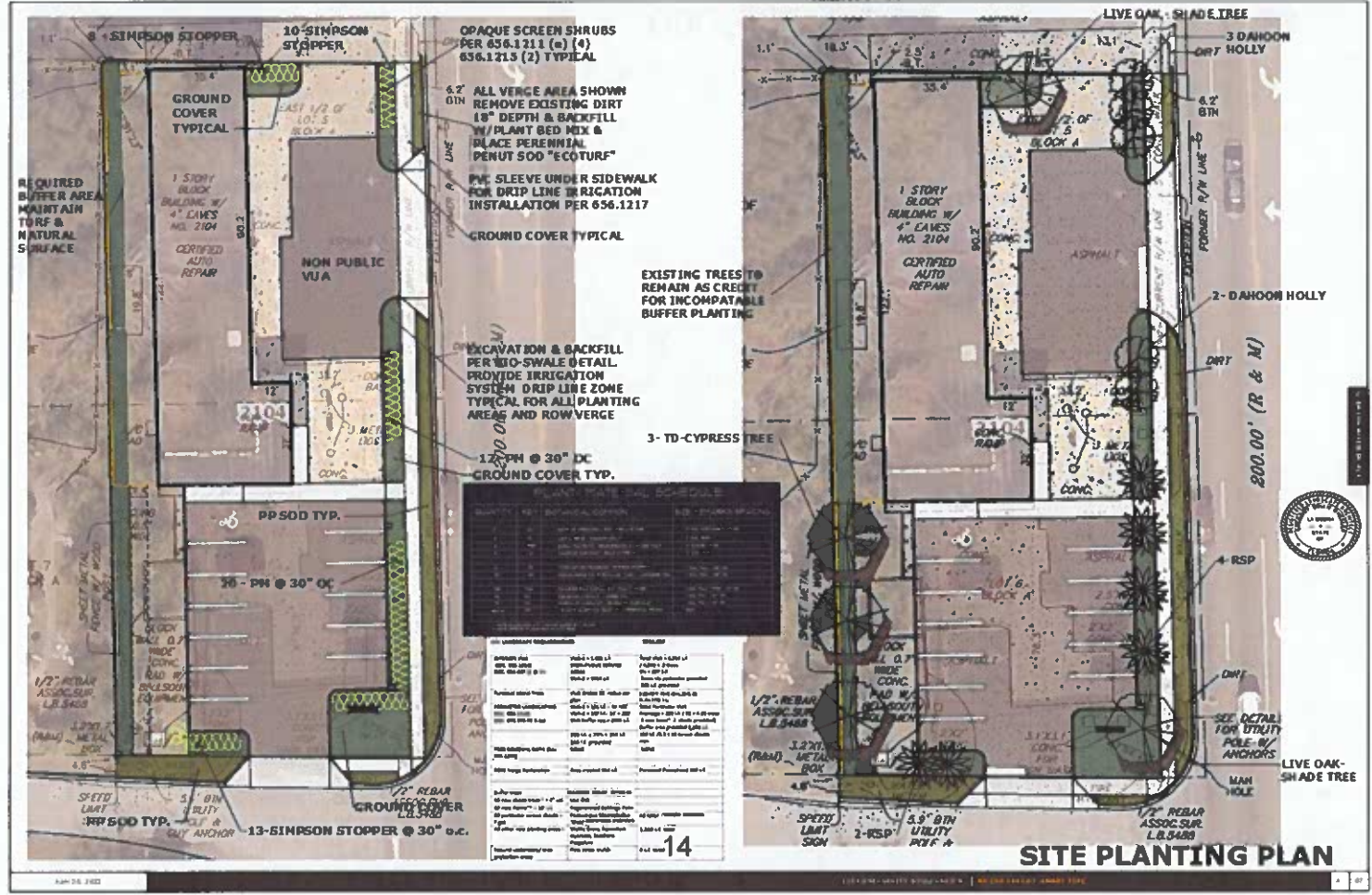
DEMOLITION OF NON-CONFORMING IMPROVEMENTS WITHIN THE PROPERTY AND ROW FRONTAGE WITH INSTALLATION OF NEW VUA PAVEMENTS, CURBING, LANDSCAPE, IRRIGATION, DRAINAGE & PAVEMENT MARKING IN CONFORMANCE WITH PLANS, SPECIFICATIONS AND CITY CODES INCLUDING REQUIRED SOFT COSTS & PERMITTING.

PROJECT SITE PLAN: Attached with Project Detail

PROJECT COST: NTE \$ 250,000



CONCEPTUAL SITE PLAN



SITE PLANTING PLAN



MANDATORY COMPLIANCE GRANT PROGRAM
PROJECT REVIEW

APPLICANT: John Warren (John's Automotive)

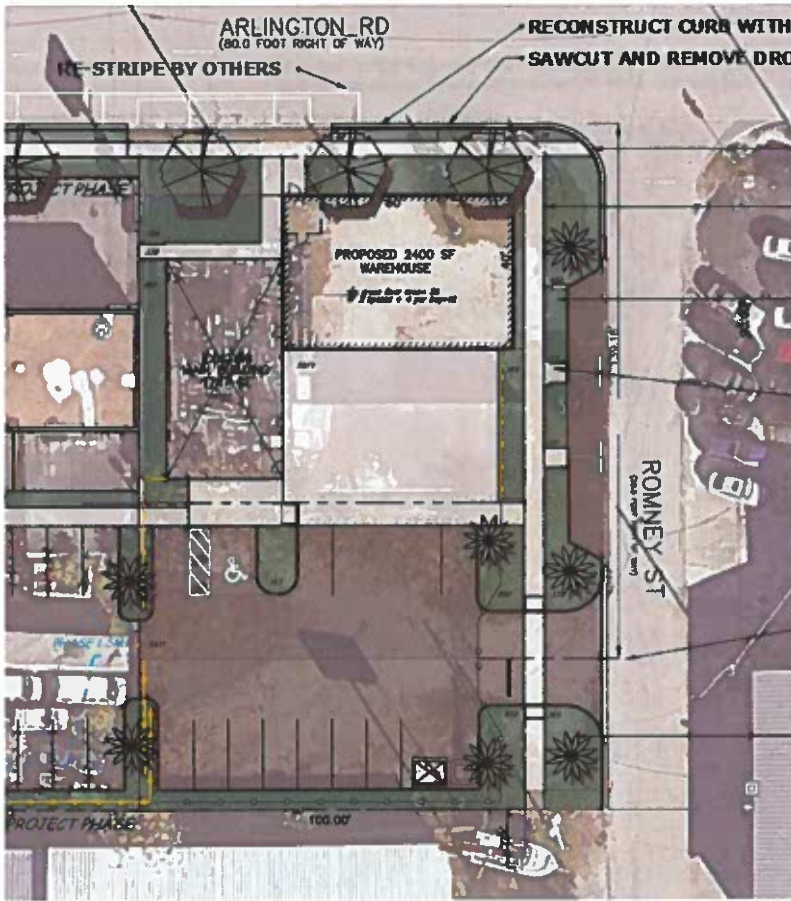
ADDRESS: 5760 Arlington Road 32211

PROJECT SUMMARY:

DEMOLITION OF NON-CONFORMING IMPROVEMENTS WITHIN THE PROPERTY AND ROW FRONTAGE WITH INSTALLATION OF NEW VUA PAVEMENTS, CURBING, LANDSCAPE, IRRIGATION, DRAINAGE & PAVEMENT MARKING IN CONFORMANCE WITH PLANS, SPECIFICATIONS AND CITY CODES INCLUDING REQUIRED SOFT COSTS & PERMITTING.

PROJECT SITE PLAN: Attached with Project Detail

PROJECT COST: NTE \$ 190,000



RECONSTRUCT CURB WITH 18" CITY C&G
 SAWCUT AND REMOVE DROP CURB & TRANSITIONS

RECONSTRUCT CURB RETURN & RAMP
 ADD SIDEWALK CONNECTIONS WHERE SHOWN

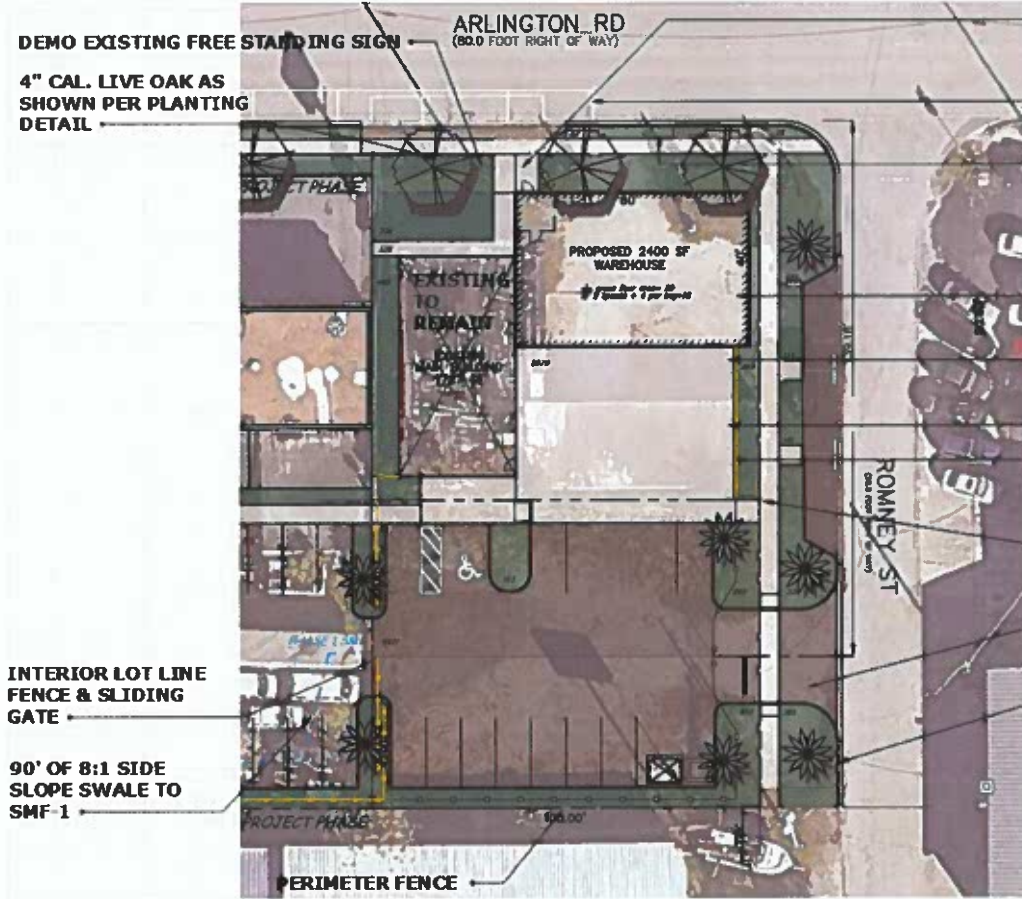
EXCAVATE EXISTING MATERIALS TO 14" DEPTH & BACKFILL WITH TOPSOIL

ADD WALK CURB & ASPHALT PARALLEL PARKING 8' X 22'

CITY STANDARD DRIVEWAY

EXCAVATE PAVEMENT & BASE
 BACKFILL WITH TOP SOIL TO SUPPORT CITY TREE FUND PLANTING - TYPICAL

PROPOSED ROW RECONSTRUCTION
 CITY ROW PERMIT & MOT PER PLANS



DEMO EXISTING FREE STANDING SIGN
 4" CAL. LIVE OAK AS SHOWN PER PLANTING DETAIL

INTERIOR LOT LINE FENCE & SLIDING GATE

90' OF 8:1 SIDE SLOPE SWALE TO SMF-1

PERIMETER FENCE

NEW CONCRETE ACCESSIBLE ROUTE WALKWAY & BIKE RACK

EXTEND PARALLEL STREET PARKING STRIPE 44' EAST BY OTHERS

EXCAVATE EXISTING ASPHALT, BASE, & SUBGRADE TO 14" DEPTH & TILL REMAINDER & ADD PLANTING SOIL MIX PER SPECIFICATIONS TYPICAL WHERE SHOWN

NEW 2400 S.F. WAREHOUSE W/ REAR FACING BAY DOORS PER CRA STANDARDS
 NEW CONCRETE SLAB

EXISTING CONCRETE SLAB - NON PUBLIC VUA
 NEW FENCE PER CRA STANDARD

NEW 5' CONCRETE WALK AS SHOWN

NEW ASPHALT DRIVE AND PARKING

14' C.T. REGENERATED PALM BY CITY TREE FUND

NOTE: NO PROTECTED TREES

PROPOSED CONCEPTUAL SITE RECONSTRUCTION

MANDATORY COMPLIANCE GRANT PROGRAM
PROJECT REVIEW

APPLICANT: Michael Chanatry (Chanatry Chiropractic)

ADDRESS: 2711 University Blvd. N. 32211

PROJECT SUMMARY:

DEMOLITION OF NON-CONFORMING IMPROVEMENTS WITHIN THE PROPERTY AND ROW FRONTAGE WITH INSTALLATION OF NEW VUA PAVEMENTS, CURBING, LANDSCAPE, IRRIGATION, DRAINAGE & PAVEMENT MARKING IN CONFORMANCE WITH PLANS, SPECIFICATIONS AND CITY CODES INCLUDING REQUIRED SOFT COSTS & PERMITTING.

PROJECT SITE PLAN: Attached with Project Detail

PROJECT COST: NTE \$ 125,000

