



Town of Lake Park Town Commission

Agenda Request Form

Meeting Date: June 17, 2026

Originating Department: CRA & Community Development

Agenda Title: Resolution 53-07-26 - Façade and Exterior Improvement Grant Agreement – Mr. Nathan Rich - Nadina, LLC – 914 Park Avenue – Up to \$50,000 [CRA Contribution (Grant Award) - \$50,000 & Nadina, LLC - \$96,120]

Approved by Town Manager: _____ **Date:** _____

Agenda Category (i.e., Consent, New Business, etc.):

Cost of Item: \$50,000 **Funding Source:** Grants and Incentives

Account Number: 110-552-520-82118 **Finance Signature:** Barbara A. Gould

Advertised: _____

Date: _____ **Newspaper:** _____

Attachments: _____

Please initial one:

_____ Yes I have notified everyone

_____ Not applicable in this case

Summary Explanation/Background:

Mr. Nathan Rich, with Nadina, LLC and property owner of 914 Park Avenue, has requested the CRA Board consider a Façade and Exterior Improvement Grant award in the amount up to \$50,000 [CRA Contribution (Grant Award) – \$50,000 and Nadina, LLC Contribution – \$96,120].

The 914 property is a commercial property located within the Lake Park CRA and includes a gym and US Post office and the property owner intends (with the proposed funding) to improve the appearance and

functionality of the site through a series of exterior improvements designed to enhance curb appeal, improve customer experience and support the continued success of the business.

As a result, the CRA and Town staff have been working with the property owner on the proposed improvements and determined that the proposed project would be eligible for grant funding under the Lake Park CRA’s Façade and Exterior Improvement Grant Program. Proposed major elements are expected to include:

1. Trim and improve existing landscaping throughout the property
2. Install decorative planters at the front entrance of the building
3. Replace the rear entrance door to match the appearance and quality of the front entrance
4. Complete various exterior building repairs and maintenance improvements
5. Sealcoat and restripe the parking lot
6. Replace roof on the entire building

Note: While the proposed improvements have been reviewed for grant eligibility, formal review for compliance with applicable Town Codes, the Florida Building Code, and any other required regulations will be conducted as part of the permit application and review process, as applicable.

The estimated total cost of the proposed property improvements is approximately \$146,120 and the applicant is requesting a CRA Façade and Exterior Improvement Grant in the amount of \$50,000 to assist with the project cost. The remaining project costs will be funded by the property owner.

CRA Contribution (Grant Award):	\$ 50,000
Property Owner Contribution:	<u>\$ 96,120</u>
Total Project Cost:	\$146,120

Note: The Façade and Exterior Improvement Grant, provides that the CRA will provide a grant for 80% of a project cost up to a maximum grant of \$50,000 for projects located on Park Avenue (from 7th Street to 10th Street).

If approved, the property owner intends to begin construction July 14, 2026 and the project is expected to be completed within four to six weeks depending on weather conditions and product availability.

The proposed Grant Agreement was prepared by the CRA Marketing/Project Coordinator, the property owner, Mr. Nathan Rich (Nadina, LLC), the Community Development Director, the Finance Director and the Town Attorney.

Recommended Motion:

I move to approve Resolution 53-07-26 and authorize a Façade and Exterior Improvement Grant Agreement with Mr. Nathan Rich (Nadina, LLC) for improvements to 914 Park Avenue, in an amount up to \$50,000 [CRA Contribution (Grant Award) – \$50,000 and Nadina, LLC Contribution – \$96,120]; and authorize the CRA Chair to execute the proposed Grant Award Agreement.