

WEST OCALA CRA SUBAREA COMMERCIAL PROPERTY IMPROVEMENT GRANT PROGRAM SUMMARY

April 2025

Eligible Area	<p>West Ocala CRA See Map.</p> <p>Target Area Priorities in West Ocala CRA – <u>Priorities</u> 1st = SR 40 corridor; 2nd = US 27 east of NW 27th Ave; US 441; 3rd = all other areas</p>
Eligible Businesses	New & existing businesses; Retail, office, industrial, general business & non-profit organizations
Eligible applicant	Property owner or business owner
Eligible Building Type	<ol style="list-style-type: none"> 1. Existing buildings 2. New construction
Eligible Property Type	Taxable ad valorem properties only. Properties must be in one of the following <u>Zoning Districts allowing for commercial uses such as Business, Manufacturing, or Office.</u>
Ineligible Properties	Tax delinquent property; property in litigation; property in condemnation or receivership; property or tenants with outstanding financial obligations to City require City Council approval
Eligible work	<p><u>Priority work elements are:</u></p> <ol style="list-style-type: none"> 1. Vacant bldg. being converted to active use 2. ADA Accessibility 3. Removal of bars from doors & windows 4. Security systems incl. lighting, cameras and fencing 5. Façade improvements (visible from street) incl. doors, windows and signage 6. Demolitions 7. Creation of new surface parking lot 8. New construction (On vacant property)
Ineligible work	<p>Grant cannot be used to correct outstanding code violations in an active code enforcement case.</p> <p>Routine maintenance procedures, such as painting or minor repairs to existing materials alone, may not be eligible for a grant, but will be eligible as a component of a larger project.</p> <p>Only work begun <u>after</u> approval by the Ocala CRA (CRA) will be eligible for a grant. Work in progress or performed before approval will not be eligible.</p> <p>Reroofing,</p>

Maximum Grant	\$50,000
Required Match	3:1; City (75%) – Applicant (25%)
Design Guidelines	See attached
Ineligible Businesses	<p>The following business do not fit the vision for the West Ocala CRA and Community Plan and as such are not eligible for the grant.</p> <ul style="list-style-type: none"> • Adult Oriented Businesses • Tattoo Parlors / Shops • Bail / Bonds • Check Cashing Service • Pawn Shops • Bars; bars as part of restaurant are permissible but restaurant must be primary business • Electronic or Vapor Cigarette Store

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