SOUTH BROOKSVILLE CRA
COMMUNITY REDEVELOPMENT PLAN

Visit the project site:
www.inspire-engagement.com/south-brooksville-crp

What is a **Community Redevelopment Agency (CRA)**?

A **Community Redevelopment Agency**, or CRA, is a special group created by a city or county in Florida to help improve areas that need extra care. These areas might have:

- Empty or run-down buildings
- Broken sidewalks
- Not enough affordable homes
- Poor roads

These places are called **Community Redevelopment Areas.**

The South Brooksville CRA was created by the City of Brooksville and Hernando County. It includes about 697 acres of land in both the city and county.

Why Do We Need a CRA?

Sometimes, parts of a city or town don't get the same attention as others. A CRA helps fix that by:

- Making neighborhoods safer and cleaner
- Improving streets, parks, and buildings
- Supporting new businesses and jobs
- Creating better housing options

What Is a Community Redevelopment Plan?

Every CRA has a Redevelopment Plan. This is like a roadmap that shows:

- What needs fixing
- What projects will be done
- How the money will be spent

The plan is made with help from the community, so your voice matters!

Who Runs the CRA?

A CRA Board runs the agency. It's made up of 5 to 7 people chosen by the city or county. They make sure the CRA follows the plan and spends money the right way.

How Does a CRA Get Money?

CRAs use something called **Tax Increment Financing (TIF).** Here's how it works:

- When the CRA starts, the value of each property is recorded.
- As the area improves, property values go up.
- The extra money from property taxes (called the "tax increment") goes into a **CRA Trust Fund.**
- That money is used to pay for projects in the CRA area — like fixing sidewalks or giving grants to local businesses.

Important: TIF is *not a new tax*. It just sends a portion of your existing property taxes to the CRA. That means the money generated in the neighborhood is spent in the neighborhood, rather than going to other parts of the city or county.

How Can You Help?

You can:

- Share your ideas
- Attend meetings
- Fill out surveys
- Talk to your neighbors

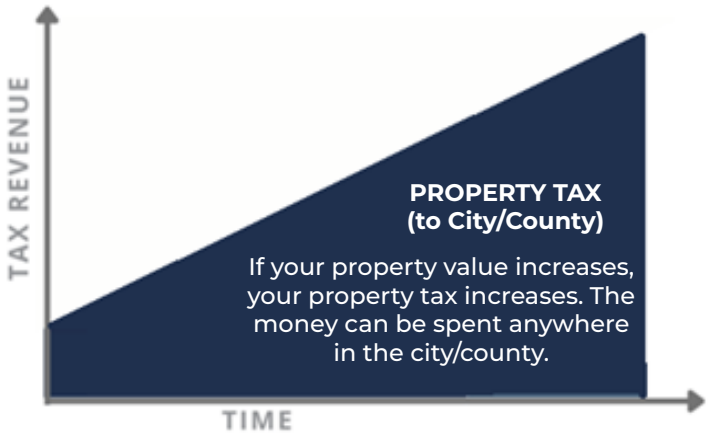
Together, we can make South Brooksville a better place to live, work, and play!

Tax Increment Financing (TIF)

Tax Increment Financing (TIF) is a way to help improve neighborhoods without raising taxes. Here's how it works:

1. A city or county picks an area that needs help, like fixing roads or buildings, or improving jobs.
2. The property values in that area are recorded. This is called the 'base value.'
3. As the area gets better, property values go up.
4. Any property tax that you pay above the base value (called the 'tax increment') goes into a special fund.
5. That fund is used to pay for more improvements in the CRA area. This means the neighborhood gets better over time, and the money comes from the growth – not from raising taxes.

Regular Tax Process



Tax Process with TIF

