

CITY OF HOMESTEAD CRA

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August 21, 2026

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Jeffrey R. Tart
Senior Loan Officer
South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 250
Hollywood, FL 33020

RE: Brownfields Grant Funding

Dear Mr. Tart,

On behalf of the City of Homestead and the Homestead Community Redevelopment Agency (HCRA), we greatly appreciate the support provided by the South Florida Regional Planning Council (SFRPC) related to Brownfield funding and technical support.

We would like to provide you a brief update on progress made with the SFRPC's EPA Brownfields Assessment Grant, FY 2023.

The funding provided through the SFRPC has assisted with the assemblage and repositioning of the Triangle Properties, Krome Marketplace, and additional sites within Downtown Homestead.

The Triangle Project, when completed, is anticipated to include approximately 120 units of workforce and affordable housing along with 12 workforce for sale housing units, 10-15,000 square feet of commercial use, a rooftop public amenity area, linear gathering and event park, and a dog park. The Krome Marketplace is anticipated to be a future dining, bar, and entertainment venue.

More detailed impact of the funding provided includes:

- Supported significant site assessment and due diligence for the parcel assemblage referred to as the Triangle Project
- Completed a detailed land survey and infrastructure evaluation and determined necessary upgrades prior to site development for the Triangle Project
- Completed conceptual site reuse planning for the Triangle Project

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- Supported site assessment for the Krome Marketplace
- Supported and positioned Homestead to be awarded nearly \$800,000 in EPA Brownfields Cleanup grant funding to remediate and continue reuse planning for the Triangle and Krome Marketplace projects
- Supported site assessments at two priority redevelopment sites on Flagler Avenue within the Downtown core

Again, we appreciate the support the SFRPC has provided to the HCRA and City. We look forward to advancing these projects and continuing our working relationship with the SFRPC.

Yours,



Nzeribe (Zerry) Ihekwebaba, PhD, PE, ICMA-CM
Executive Director / City Manager
City of Homestead Community Redevelopment Agency

Cc: Jared Beck, AICP, FRP, HCRA Director
Cairo Cangas, PE, Public Works Director