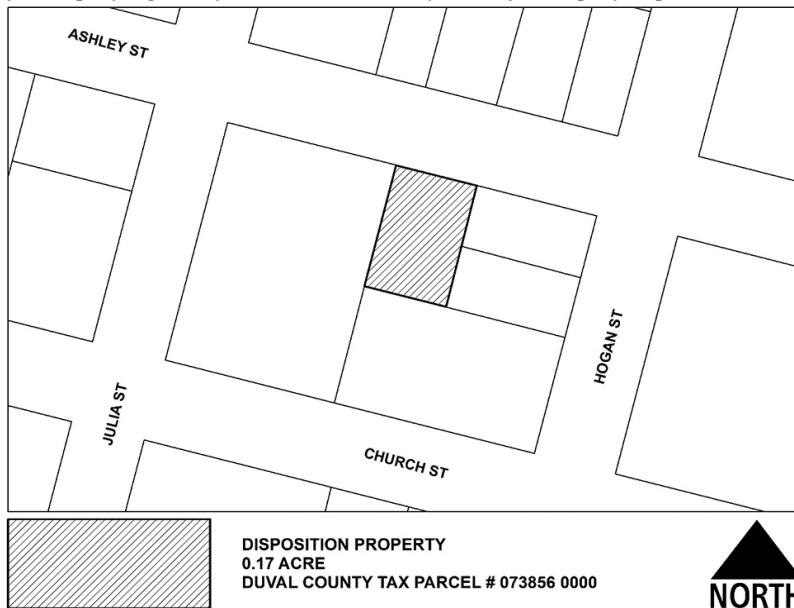


NOTICE OF DISPOSITION BY THE DOWNTOWN INVESTMENT AUTHORITY (“DIA”) AS THE COMMUNITY REDEVELOPMENT AGENCY FOR AN APPROXIMATELY 0.17 ACRE PARCEL OF REAL PROPERTY LOCATED WITHIN THE NORTH BANK DOWNTOWN COMMUNITY REDEVELOPMENT AREA AND IDENTIFIED BY DUVAL COUNTY TAX PARCEL 073856 0000.

The Downtown Investment Authority in its role as the Community Redevelopment Agency for the North Bank Downtown Community Redevelopment Area, on behalf of the City of Jacksonville as owner of real property identified by Duval County Tax Parcel 073856 0000 seeks to dispose of an approximately 0.17 acre parcel, which is referred to as the “Disposition Property” and is more fully illustrated by the below map.

The Downtown Investment Authority is providing 30-days notice for the solicitation of other proposals pursuant to Section 163.380(3)(a), Florida Statutes, Section 122.434(a), Jacksonville Code of Ordinances, and Section 122.434(b), Jacksonville Code of Ordinances.

The Subject Property is generally located as illustrated by the Subject Property map below:



Proposals must include the provision of, at a minimum, seventeen (17) replacement parking spaces for JFRD in the immediate vicinity of their offices at 515 N. Julia Street as well as any charges associated with such parking and the duration of parking rights. Proposals must commit that prior to those permanent spaces being constructed and ready for use by JFRD, an interim solution for replacement parking at no cost to JFRD or the City will be provided in a location acceptable to JFRD. Respondents to this solicitation must affirm in their response a commitment to close on the property within 180 calendar days from selection of a proposal by the Downtown Investment Authority, and that this 180 day period may be extended at the sole discretion of the Downtown Investment Authority's Chief Executive Officer for up to an additional 90 calendar days. Respondents to this solicitation must affirm that the City property will be incorporated into a vertically mixed, primarily residential property with groundfloor retail and a rooftop, publicly accessible amenity area. Respondents must identify in their proposals a minimum number of residential units; minimum ground floor retail as measured by square feet; and a publicly accessible amenity area, which shall include in its description area, location within building(s) and programing (e.g., pool, pickleball court, lawn, etc.).

DIA shall consider all such redevelopment or rehabilitation proposals and the financial and legal ability of the persons making such proposals to carry them out. DIA may accept such proposal as it deems to be in the public interest and in furtherance of Chapter 163, Part III *Community Redevelopment*, Florida Statutes, and in furtherance of the North Bank Downtown Community Redevelopment Area Plan.

All interested parties are invited to submit proposals for fee simple acquisition of the Subject Property. Proposals must be made by those interested within 30 days after the date of publication of the notice, or no later than Friday, May 3rd, 2024 at 2:00P.M. Proposals must be submitted to: City Hall at St. James Building, 117 West Duval Street, Suite 310, Jacksonville, Florida 32202, Attention Guy Parola.

Further information as is available may be obtained at City Hall at St. James Building, 117 West Duval Street, Suite 310, Jacksonville, Florida 32202. Proposals are to be submitted to: City Hall at St. James Building, 117 West Duval Street, Suite 310, Jacksonville, Florida 32202, attention Guy Parola

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