



City of Deltona: OED Report- May, 2016

1. **Medical Services Village:** The City and Halifax Health are in discussions of a medical services village at Halifax Crossings.
2. **RaceTrac/Saxon Boulevard:** Clearing for the RaceTrac at Finland Avenue and Saxon Boulevard is currently underway.
3. **RaceTrac/Welcome Center Drive:** RaceTrac has submitted preliminary plans to the City and been approved through the City's Development Review Committee process. The location is at Dirksen Drive, Deltona Boulevard, and Welcome Center Drive.
4. **Halifax Health/Halifax Crossings:** The roadway improvements on the Graves Road Extension are underway. Halifax Health plans for an expanded emergency room and supporting medical office building facilities (Phase 1), to be followed by a hospital (Phase 2). This expansion into the City will mean the creation of 60 or more new, in-city medical jobs. A ground breaking ceremony is in discussion for June, 2016 for the construction of the emergency room and primary medical office building. Note that Halifax Health had registered with the State of Florida their intentions for filing for a Certificate of Need for a 150 bed hospital.
5. **Halifax Health/Bella Vista** The current plans are to build the primary medical office building and open in 2016, offering an urgent care center, family medical, Ob/Gyn, pediatrics, cardiology, gastroenterology, and "compatible use additional development (ALF, physical therapy, etc.).
6. **Central Florida Regional Hospital** (part of Hospital Corporation of America) has publically announced plans for the construction of a free standing emergency room in the Deltona Activity Center. Projections are for a 2016 construction start and a possible 2016 opening. When completed, the facility will be 40 new, in-city medical jobs.
7. The **Golden Choice Assisted Living Facility** has made application, resubmitted their package to the City, and approved at the City Development Review Committee (DRC). Their location is on N. Normandy Boulevard, just north of Firwood Avenue. The ownership had an approval, but revised the plans and the revised plans are the plans being processed through Planning & Development Services and been reapproved through the City's Development Review Committee process.
8. The **Saxon Commercial Sewer** study was completed for the I-4/Saxon Boulevard to N. Normandy Boulevard, connecting it to the Fisher Waste Water Treatment Facility and upgrading the sewer lines connecting those locations. It is a City of Deltona infrastructure project, with the engineering/planning done for this commercial sewer expansion. This project would be facilitating future commercial growth in that corridor. The engineering plans are complete, with the estimated cost of construction at \$1.2 million.
9. **Honest-1 Auto Repair** -Honest-1 is looking for a franchisee to locate on Howland Boulevard, adjacent to the Top Shelf Car Wash. This location has been approved by this franchisee. This business will be a new construction.
10. **Community Redevelopment Area:** On December 18, 2015, the City submitted the Community Redevelopment Plan and CIP (City Improvement Plan) to Volusia County as a request for delegation of Authority. Initial meetings with the County have taken place and discussions are ongoing with County Council meeting expected in June or July.

OED Report

11. **TRAIL PROJECTS:** (I) **Lakeshore Trail Loop:** This trail is approved and is currently working toward design. Funding through the TPO has been made available and it is the intent to take advantage of this opportunity to advance the project timetable toward a 2016 construction start. This is a 1.4 mile loop trail that connects to the River-2-Sea pedestrian/bicycle trail ('*Rails to Trails*') at Thornby Park and Green Springs Park via the Lakeshore Drive corridor. Regarding the larger trail network within Volusia County, the 'Trail Bridge' over SE 415 is currently under construction. This project will be instrumental in the City's EcoTourism Project and is expected to be completed in the upcoming fiscal year.

(II) **Providence Boulevard Trail:** A feasibility study is being reviewed by the River-to-Sea Transportation Planning Organization for a shared use path along Providence Boulevard. The path would consist of a 5 foot concrete sidewalk on the east side of the street and an 8-10 foot paved trail on the west side of the street. This quality of life project is reset for potential consideration in 2016.

12. **Residential Development:** In discussions with the City's Planning & Development Services Staff, there are five (5) residential sub-divisions in either processing or discussion, as follows:

a. Lake Baton Estates (Phase II)	138	lots-approved, in construction
b. Arbor Ridge, Phase 5	77	lots-approved, in construction
c. Fernanda Place	284	lots-in review
d. Lake Gleason Reserve	53	lots-approved
e. Vineland Reserve	407	in review
	<u>959</u>	<u>lots total</u>

The City of Deltona currently is approaching a population of 90,000!

13. **Expansion & Retention Project:** The City's OED has undertaken an "Expansion & Retention Project". Businesses will be called, appointments made, and physical interviews held with the idea of developing a criteria of assisting existing business to become more efficient and profitable, to expand, and to remain in the City of Deltona. The calls began the first week of February.

- Top Shelf Car Wash-
- Dunkin' Donuts-
- Italino's NY Pizza-
- Cocky Rooster-
- J&J Security-

-D. White & Associates-

Do you know a business that plans to expand?

WORKFORCE DEVELOPMENT

Ed = EcD (education = economic development)

Rx = EcD (medical = economic development)

Ed x Rx = EcD² (education X medical = economic development squared)
