

CHANNEL DISTRICT



Discounts For Channel District Residents

Streetcar Fare Pass - 20 Rides for \$25

Save gas and parking hassles by taking the TECO Line Streetcar System between the Channel District and Ybor City. Residents, employees and business owners in the Special Assessment District (Channel District, Ybor City, and Downtown) are eligible to purchase a 20-Ride, special discounted Streetcar Pass for \$25.00. Purchase your 20-Ride Streetcar Assessment Member pass by contacting HART (Hillsborough Area Regional Transit) at (813) 223-6831.

For even more fun, HART's In-Town Trolley Green Line also serves Downtown and the Channel District every Friday and Saturday night for just 25¢ a ride. Visit HART's website, www.goHART.org, for more information.

INSIDE

Business Corner	2
New Developments	2
District Early Days	3
Real Estate Update	3
CRA & Advisory Board Updates	4



PAM IORIO
Mayor

A Message From The Mayor

Welcome to the first issue of the Channel District newsletter. This newsletter will allow us to keep you informed on our progress in implementing the Channel District Strategic Action Plan. We will provide construction updates, important meeting dates and other items of interest to those living and working in the Channel District.

The Channel District Community Redevelopment Area (CRA) relies on a special taxing trust fund which utilizes tax increment financing (TIF) to pay for needed infrastructure improvements. TIF allows for the CRA to collect a portion (increment) of the property taxes collected as property values increase. This money is used by the Channel District CRA to pay the cost of rebuilding streets, sidewalks, lighting, landscaped areas, sewer and water lines and other public improvements needs. As such, the Strategic Action Plan anticipates the need for many physical improvements over the next five to 10 years and we want you to have an understanding of these upcoming projects as we work to improve the District.

We look forward to embarking on this next phase of redevelopment for the Channel District and continuing to work with you to make improvements to this bright, vibrant neighborhood located in our city's urban core.



Business Corner

District Designs

Come see what is new at District Designs! Located at the corner of 12th and Whiting, they have called the



Channel District home since 2005. District Designs has a 3,500 square foot showroom filled with edgy modern furnishings as well as many pieces that will add interest and excitement to a more traditional home.

Expanding the showroom in 2007 to occupy two complete lofts of the ground floor in the Meridian Building, District Designs made room for more sofas, accent chairs and wall art. Not only a retail location, the company also offers full design services. With a staff of three, Jill Lifsey and her colleagues offer assistance with a broad spectrum of projects. While some entail fresh color choices and new furniture selection, larger projects may require furnishing and decorating a new home from the ground up. District Designs is excited to be a part of the growing Channel District.

Contact the store at (813) 221-4607 or visit their web site at www.districtdesigns.com.

City Blueprint Company

City Blueprint Company, Inc., 119 N. 11th Street, Suite 106, has resided on 11 Street since 1968 providing large and small document printing for the construction and engineering industries. Also located at the same address is Derf VI Property LLC, a property management and holding company. Both businesses are owned and operated by district resident, Henry Lewis. Contact the store at (813) 229-9391 or visit the web site at www.citybluetampa.com.

New Developments

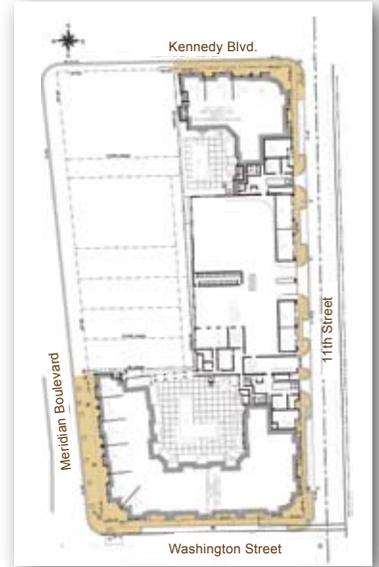
The Slade

Construction on The Slade's twin, mid-rise buildings is nearing completion. Seventy percent of the units are under contract and the first closings are scheduled in early 2009. The 294 condominium units are affordably priced starting in the mid-\$200,000 range.

A major purchasing advantage at The Slade is that there are no upgrade costs for appliances, Italian cabinets and granite. Very "buyer-friendly," the developer is offering credits for closing costs, and incentives such as paying first-year taxes and maintenance fees.

Located at 11th and Washington Streets, The Slade is the only Channel District project featuring ground-level sidewalk access from the first floor units. It's orientation along 11th Street contributes to a quiet, neighborhood feeling. When complete, residents will enjoy major upgrades to 11th Street including underground utilities, sewer, water systems, stormwater improvements, and interim street resurfacing and sidewalks.

Take a virtual tour of The Slade and learn more by visiting their website: www.thesladeatchannelside.com.



Hotel Indigo

Construction on the \$30-million Hotel Indigo at the corner of 11th Street and Cumberland Avenue in the Channel District is scheduled to begin in early 2009. The 168-room, seven-story hotel is a project of Seaboard Hotel Associates, LLC, Ballast Point Group, and BayStar Hotel Group. Completion is expected first quarter 2010.



Targeting mid-market business travelers, Hotel Indigo guest rooms feature oversized bedding, fluffy pillows, hardwood flooring and spa-style showers contributing to peaceful surroundings while all modern conveniences, such as high-speed, wireless internet are standard in every room.

According to their web site, Tampa-based BayStar Hotel Group was formed in 2000 and has over 40 years experience in the hospitality field. BayStar handles hotel acquisition, management, and operation in the southeastern United States focusing on brands such as Hampton Inns and Holiday Inn. Their services also extend to other hoteliers, including consultation and/or management and operational aspects.

Hotel Indigo's nautilus shell logo reflects the perfect proportions of nature and serves as an icon for a unique hotel providing tranquil space to its customers. Once opened, it will be a fine addition to the Channel District, bringing guests within easy walking distance of Channel District retailers and restaurants.

Real Estate Update

Towers of Channelside

The Towers of Channelside recently announced that they had negotiated a new loan structure with their lender allowing the developer to emerge from bankruptcy reorganization, complete the project and proceed with sales.



Approximately 105 of The Towers' 257 units have sold. Located on Channelside Drive across the street from the Channelside entertainment complex, the condominiums feature luxury lifestyle benefits such as a lushly landscaped pool deck, one-touch amenities and the 150-seat Red Brick Pizza restaurant serving fresh, Italian, gourmet fire-roasted pizzas.

Recent Channel District Sales

In a tough lending and economic market, October sales indicate that buyer interest remains strong in the Channel District as a great place to be for relocation and/or investment:

10/01/08	1238 East Kennedy Boulevard	\$395,000	\$243.68 psf
10/21/08	207 North 12th Street	\$339,000	\$202.99 psf
10/31/08	445 South 12th Street	\$320,000	\$251.57 psf

District Early Days



Location: 13th Street

Date: March 2, 1926

Did You Know? This birds-eye view of Thirteenth Street (today's Channelside Drive), looks south to what was then called the Estuary Zone.

The buildings are Alexander Lumber Company and Turner Music Company Warehouse. An old locomotive steams down the tracks where today's TECOLine Streetcar runs.

This photograph is courtesy of the Tampa-Hillsborough County Public Library's Burgert Brothers Photography Collection. The archive features old Tampa photographs from the late 1800s to the early 1960s. View more images at: www.hcplc.org > Oral Histories & Photo Archives > Burgert Brothers Photography.

Channel District History Tidbit

Originally developed in the 1920's to serve maritime interests, the Channel District housed heavy shipping, loading and marine services along the Ybor and Garrison Channels. Thousands of longshoremen worked loading and unloading cargo ships well into the 1970's when commercial containerized shipping displaced general shipping in Tampa.

Channel District Board Members

The Channel District Community Redevelopment Area is one of nine active Community Redevelopment areas in Tampa. Members of the Tampa City Council serve as the City of Tampa Community Redevelopment Agency, a role completely separate from their City Council duties. The Community Advisory Committee insures that the interests of residents, property owners, businesses and other stakeholders are represented in key decisions relating to the District's Community Redevelopment Plan and budget.

Community Redevelopment Area (CRA) Board



GWENDOLYN MILLER
Chairman

- Gwendolyn Miller.....Chairman
- Joseph Caetano.....Member
- John Dingfelder.....Member
- Charlie Miranda.....Member
- Mary Mulhern.....Member
- Linda Saul-Sena.....Member
- Thomas Scott.....Member

Community Advisory Committee



ANDY JOE SCAGLIONE
Chairman

- Andy Joe Scaglione.....Chairman
- Alex Petrilak.....Vice-Chairman
- Mark Alma.....Member
- Blake Hayden.....Member
- Hunter Jones.....Member
- Ram Kancharla.....Member
- Rhonda Nelson.....Member
- Heather Shiperd.....Member
- Thom Stork.....Member

Important Phone Numbers

Police:
Emergency (Police/Fire/Medical)
DIAL 9-1-1

Non-Emergency Dispatch
(813) 231-6130

Fire:
Information
(813) 232-6800

Code Enforcement:
(813) 274-5545

Comments or Concerns:
Bob McDonough,
Urban Development Manager
(813) 274-8245
Bob.McDonough@TampaGov.net

Economic & Urban Development Department, 306 East Jackson Street Floor 2W, Tampa, Florida 33602

Board Meetings

The CRA Board meets the second Thursday of each month. Everyone is welcome.

CRA Board

December 11

Location: Tampa City Council Chambers, City Hall

Time: 9:00 am

The Community Advisory Committee meets the first Wednesday of every month. Everyone is welcome.

Community Advisory Committee

December 3

Location: Florida Aquarium, 701 Channelside Drive

Time: 5:30 pm

January 7

Location: Florida Aquarium, 701 Channelside Drive

Time: 5:30 pm

February 4

Location: Florida Aquarium, 701 Channelside Drive

Time: 5:30 pm