




eau gallie arts district

EGAD BY THE NUMBERS 2016

Eau Gallie Arts District (EGAD) is an accredited, award-winning Florida Main Street community, surrounded by mature live oaks along the western border of the Indian River Lagoon in Melbourne, FL. EGAD is supported by the Eau Gallie Community Redevelopment Agency (CRA) in partnership with a dedicated team of volunteers, community leaders and entrepreneurial small businesses. This team is dedicated to the preservation and promotion of the neighborhood by working towards its redevelopment and economic revitalization while preserving the neighborhood's unique style and character.

EGAD is fortunate to be centrally located in tech savvy Florida's Space Coast, famous for its roots in surfing, oranges, and manned space flight. This area is home to Florida Institute of Technology's Foosaner Art Museum, and Eastern Florida State College with the King Center for the Performing Arts, home of the Brevard Symphony Orchestra. Within a 40-mile radius is everything you could need, except snow.

MARKET DEMOGRAPHICS

	Income & Home Values			Population			Education	
	Average Household Income	Average Home Value	Number of Homes Over 250k	Male	Female	Total	Number of Undergrad Degrees	Number of Masters Degrees
10 Minute Drive	\$58,322	\$206,363	3,797	48%	52%	53,630	8,476	5,039
20 Minute Drive	\$66,884	\$226,357	17,455	48%	52%	173,703	31,329	19,552
30 Minute Drive	\$65,912	\$210,028	25,362	48%	52%	291,912	47,483	30,175

ORLANDO INT'L AIRPORT
1 Hour

KENNEDY SPACE CENTER
and
PORT CANAVERAL
45 minutes

EAU GALLIE
YACHT CLUB

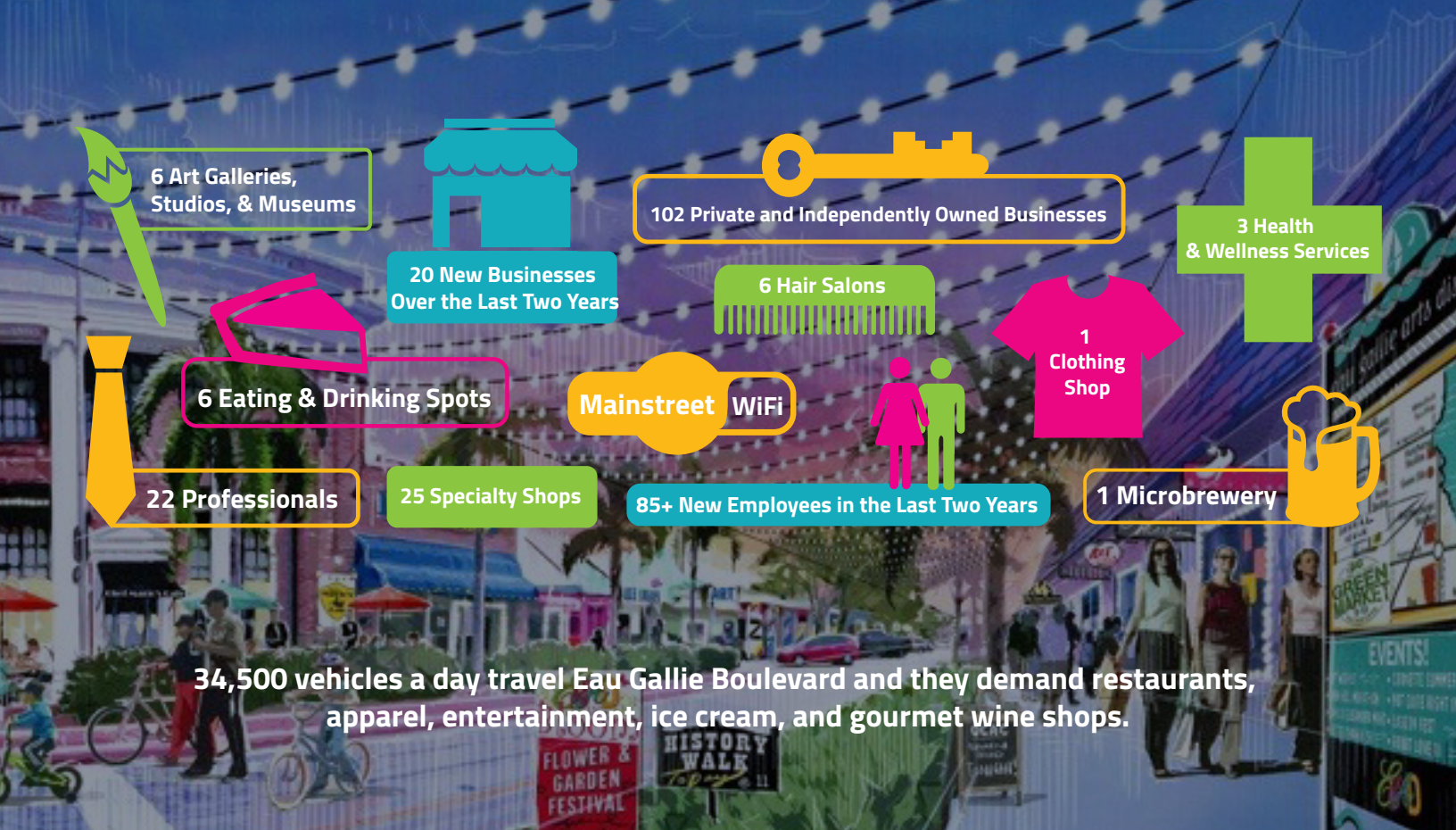
ATLANTIC
OCEAN

INDIAN RIVER
The most biodiverse lagoon ecosystem
in the Northern hemisphere and home to more than
3,000 species of plants and animals.

World class boating waterway.



MELBOURNE INT'L AIRPORT
10 minutes



REAL ESTATE INCENTIVES

The Florida Department of Transportation has scheduled a major road resurfacing and beautification project on Eau Gallie Boulevard from Pineapple Avenue to the west of Eau Gallie. In addition to other incentives available from state and local resources, the CRA offers the following:

FAÇADE IMPROVEMENT PROGRAM

Eligible commercial properties may qualify for a matching façade improvement grants of up to \$10,000-\$20,000.

ART OVERLAY INCENTIVE PROGRAM

A match of up to \$7,500 may be granted to eligible properties that are converting from residential to commercial or mixed-use. The grant may be used for both interior and exterior improvements associated with a change in use.

REAL ESTATE INVESTMENT REFUND PROGRAM

This tax increment financing (TIF) based grant incentive is for projects committing to substantial investment in the community. The award will be an annual refund on a portion of the new real property taxes paid into the CRA trust fund, resulting from the redevelopment of property within the CRA. The percentage and term of the award will be dependent upon the strength of the application. TIF from site specific improvements will be utilized for the grant as a refund after the improvements are completed and are on the tax roll.

Questions related to Real Estate Incentives should be directed to the City of Melbourne Economic Development Division at 321-608-7500.