

# Infill SCORE



# California EIFD's



## NEW TOOLS TO REVITALIZE CALIFORNIA COMMUNITIES

[www.crowdbrite.net](http://www.crowdbrite.net)

[Darin@Crowdbrite.com](mailto:Darin@Crowdbrite.com)

# Accelerate Community Revitalization



potential strategies & 195 potential actions

The screenshot shows the Infill Score website interface. At the top, it says 'Infill SCORE' with a plus sign in the 'O', followed by 'Tools to help Revitalize our Communities.' Below this are three numbered steps: 1. 'Explore 30 proven infill strategies.' with a magnifying glass icon; 2. 'Take survey & find your score.' with a city skyline and a warning sign icon; 3. 'Share with civic leaders.' with a speech bubble icon. A 'Get Started Now' button is at the bottom. A social share bar shows 334 shares and icons for Facebook, LinkedIn, and Twitter. A 'cb' logo is in the bottom left corner, and 'Powered by www.Crowdbrite.net' is at the bottom.



[www.InfillScore.com](http://www.InfillScore.com)

Strategic, Proactive, Do more with Less

# Invitation to try new SMART Infill Tool

**[UN]Shelve & Activate your Plans.**



## **Infill Ready?**

Use this free tool to learn about 30 strategies & complete the self assessment to calculate your **Infill Score**.



## **Take Action!**

Establish priorities, policies & actions.  
Build strong public support & new partnerships for change.



## **Rebuild & Revitalize.**

Leverage public investment while attracting private capital.

**"A great tool for reinvigorating cities and towns all across the U.S."**

Jeff Speck - City Planner, author of Walkable City









# Scoring Categories



potential strategies used as a diagnostic tool – the roadmap has 195 potent

# Stats & Figures

We let the results speak for themselves.

50

Signed Up!

90

Communities completed step 1  
(10/20)

24 | 7

States & Countries with Users  
(10/19)



### 1. Communication

Involve existing residents in creating a shared vision & identify specific priority infill development areas.



### 1. Communication

### 2. Policy & Programs

### 3. Partnerships


### 4. Placemaking

### 5. Infill Finance

### 6. Infrastructure

### 2. Policy & Programs

Establish strong policies to incentivize infill & remove obstacles to revitalization.



### 3. Partnerships

Build capacity & collaborate on solutions, establish partnerships & leverage resources.



### 4. Placemaking

Improve the existing built environment & perception of place.



### 5. Infill Finance

Proactively identify funding opportunities & fund infill.



### 6. Infrastructure

Make strategic infrastructure investments to support projects & finance improvements.





## Create your Infill Roadmap



**Get your Infill  
Score**



**Explore Actions &  
Develop your Roadmap**



**Attract  
Investment**

**We work with cities to help them develop a  
Strategic Roadmap & Action Plan**



# Implementation Program

Las Vegas, Anaheim, Brea,

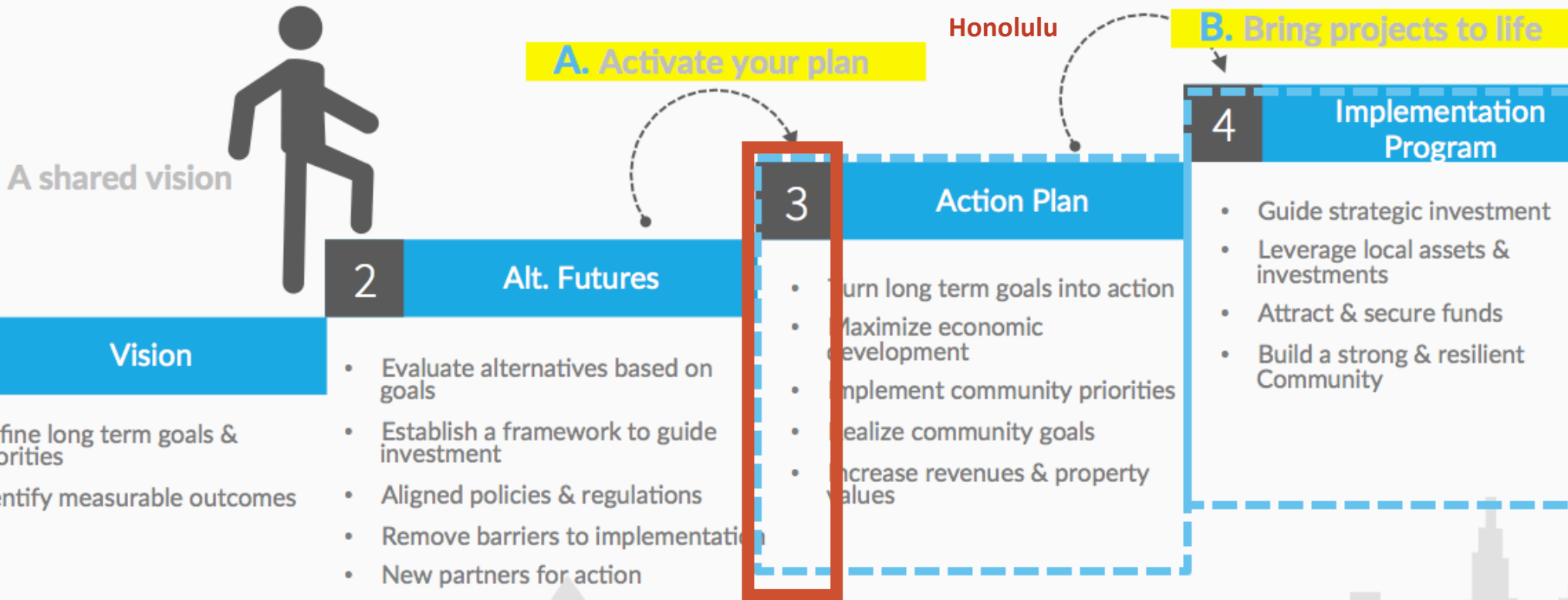
Investing in our future  
Move from vision to reality

Truckee

## Planning Program

South Lake Tahoe

## Implementation Program



**[UN]Shelve & Activate Your Plan**

Project Delivery System

info@crow  
www.crow

# Planning - Infill & Revitalization

*This easy to use, hands-on tool will be a great resource to planning practitioners & decision makers working to promote development & smart growth within their communities."*

Robert Summerfield City of Las Vegas Department of Planning

cb

Highlights Approach Team Projects Project Map Engage Contact  
CB Touch Follow Featured Resources

## Your Project-driven Interactive Web Platform

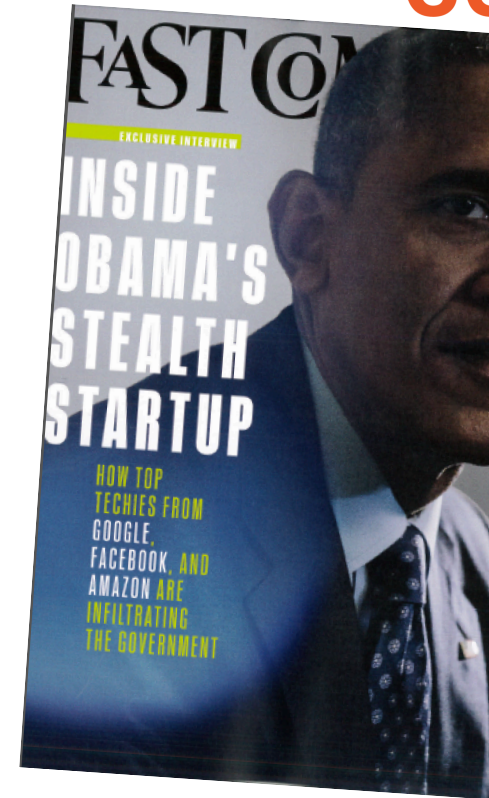
- A Warm Welcome
- Vision + Values
- Discover + Explore
- Poll + Comment
- Share Results
- Follow the Project
- Review Alternatives
- Draft Plan
- Drag & Drop Map
- Final Report + A Compelling Story



## 15. Bet big on infrastructure

LAS VEGAS

One of greater Las Vegas's busiest streets, Flamingo Road, is getting a \$40.3 million overhaul that will include new bus stops, better crosswalks, and more traffic signals. Last year, the regional transportation commission began studying how to expand public transit on the Strip, and in March, officials vowed to put more than \$90 million toward improving pedestrian safety.



[www.visionlv.com](http://www.visionlv.com)

# Activate – Revitalization & Investment



**SOUTH LAKE TAHOE ACTION PLAN**

Vision to Reality | **2015 Priorities** | Priorities Map | Making it work  
 Tahoe Valley Plan | Parks Plan | UNSHELVED | Core Area Plan | Comment

### 2015 PRIORITIES

Working together for a prosperous & sustainable future.

**Revitalize**  
Hotel Districts

**Implement**  
Tahoe Valley Community Plan

**Invest**  
Parks & Trails Waterfront Recreation

**Restore**  
Neighborhoods & Watersheds

**SOUTH LAKE TAHOE ACTION PLAN**

Vision to Reality | 2015 Priorities | Priorities Map | Making it work  
 Tahoe Valley Plan | Parks Plan | UNSHELVED | Core Area Plan | Comr

**PLAN**

**PROJECTS**

**PROGRESS**

## ACCELERATE COMMUNITY REVITALIZATION

[UN]shelve & Activate your Plans & Projects  
 powered by Crowdbrite + the team at Buildbrite  
 Creating Smart Communities & Brite Futures

South Lake Tahoe Legacy Action Plan

**[UN]shelved**  
[www.slt.unshelved.net](http://www.slt.unshelved.net)

[www.slt.unshelved.net](http://www.slt.unshelved.net)



# Making Action – 2000 – Infill Score 65 2015 - Infill Score 85



## Priorities, Policy, & Place Making

Project became council priority  
Downtown Historic District  
Master Plan Developed  
Building Types Studied  
Project Liaison/Coordinator  
Streetscape & Stream Restoration



**Infill**  
ROADMAP



## Partnerships

- Developer Purchases
- Railyard Partnerships
- State & SGC

## Building Public Support

Community based Master Plan  
Downtown Design Center  
100% Vote



## Infill & Infrastructure Funding

aerial sketch -  
TRY theater block

- Capital Improvement Funding
- Relocate State Highway
- Brownfield & Restoration
- Cap & Trade
- EIFD Potential?

- \$250,000,000 in potential private investment





# California EIFD's



Tools to help Revitalize our Communities.



1

Explore Enhanced  
Infrastructure  
Finance District  
Benefits.

2



1. EIFD Ideas

2. EIFD in progress

Add projects to  
the Map.

3

Share with civic  
minded friends

334  
SHARES

←



[www.ElFDistricts.com](http://www.ElFDistricts.com)



### Explore + Inspire

Learn about new tools to revitalize CA communities including Bill 628



### Network + Tools

Connect with leading experts EIFD project map & database Toolkits & resources



### Marketplace

Professional services  
Capital investors  
Impact investing & bonds

Take Poll #2



- **Brownfield restoration, environmental mitigation**

- **Industrial structure construction or repair**

## Help us Crowdfund the first EIFD Map!

We want to create a California wide Map resource of EIFD project ideas, and Projects in the research/development mode.

Please share this with your colleagues. Please include a brief project description, photo & contact details/links to online resources.

### 1. Review Projects on the Map



### 2. Drag Blue Icon for EIFD Ideas





## US 50/SOUTH SHORE COMMUNITY REVITALIZATION PROJECT

We want your feedback to shape future plans.

Many community ideas have shaped the alternatives for revitalizing the community while improving circulation. Scroll down to review the options & detailed plan alternatives, touch the images to see more detailed information & answer the 6 polls. This survey will take 7-12 minutes to complete.

Take Poll #1 to indicate your top three goals for the project.



**Primary participants in EIFDs are cities/towns, counties and special districts**

**EIFDs do not automatically get all incremental property taxes - Each public agency/district must agree to the amount of tax increment they will contribute**

**EIFDs cannot take revenue from:**

**K-12 school districts**

**Community college districts**

**County offices of education**

**[www.ElFDistricts.com](http://www.ElFDistricts.com)**





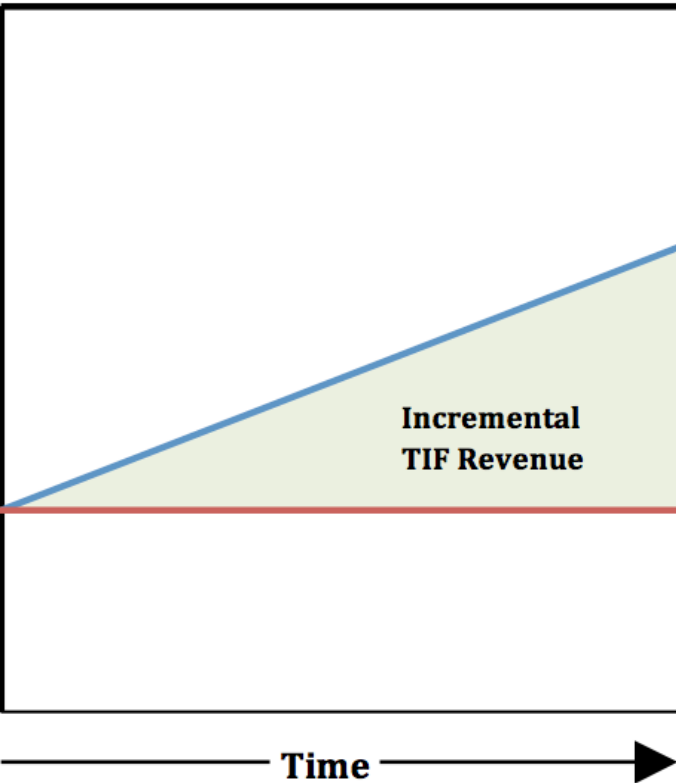
aerial sketch -  
TRY theater block



**Facilities need not be physically located within the boundaries of the district.**

**BUT any facilities financed outside the district must have a tangible connection to the work of the district.**

**Up to 10% of tax increment generated in the first 24 months of the EIFD may be used for planning and public education activities.**

# How do EIFD's it work?



-  = Base Year Property Tax Dollars
-  = Future Increase in Property Tax Dollars

**Redirect future incremental  
increases in property  
revenue, to be reinvested in  
planning**

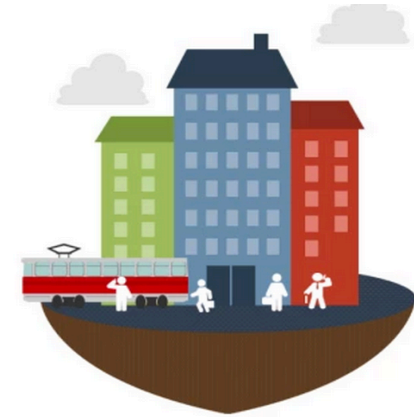
[www.ElFDistricts.com](http://www.ElFDistricts.com)



Parks + Open Space



Affordable Housing



Transit Priority Area

## Potential Areas of Investment



Brownfield Restoration



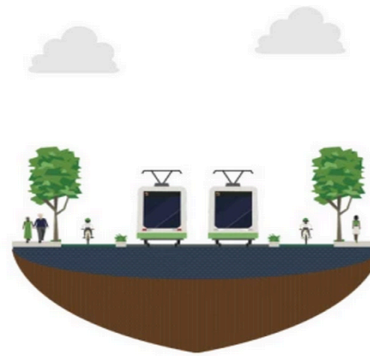
Military Base Remediation



Water/Wastewater Infrastructure



**NO** Maintenance & Repairs



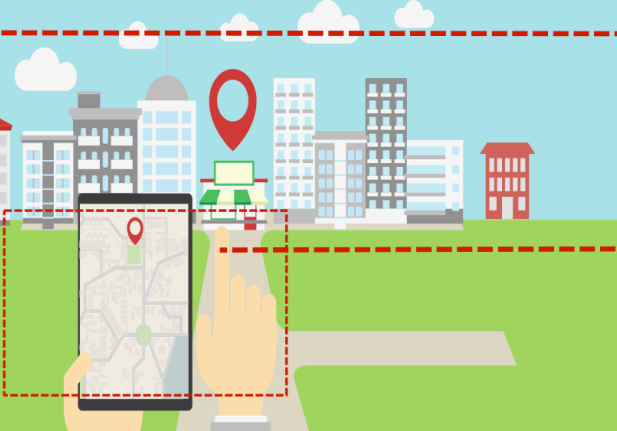
Transit & Walkable Communities



Highways & Arterial Streets

1. Multi-Jurisdiction

A. River

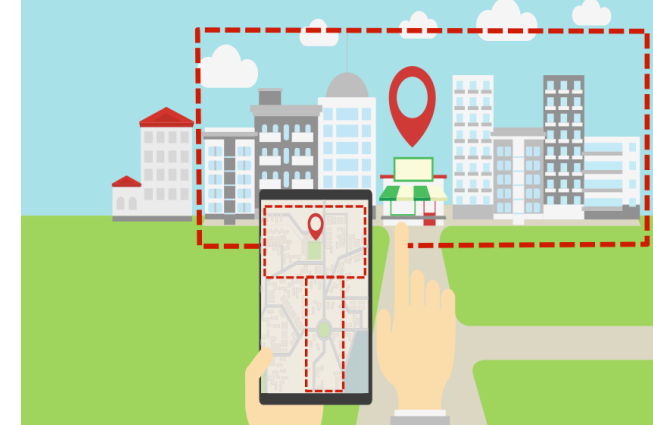


2. City-Wide

City Wide CIP

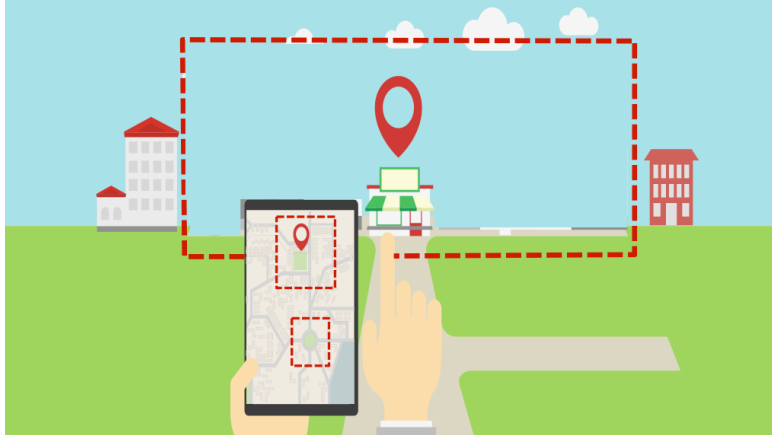


3. Redevelopment 2.0

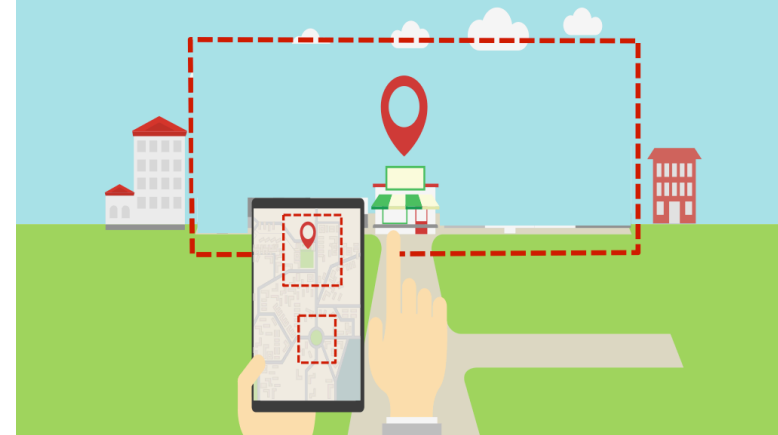


# Rapid Assessment of EFD opportunities Goals, Type, Opportunity Sites, % Rev. Share, Gap/Need

4. Targeted Opportunity Sites –  
non contiguous



5. Targeted Opportunity Sites –  
non contiguous



ote, Min 12  
ies for Bond

istricts.com



## Rapid Assessment

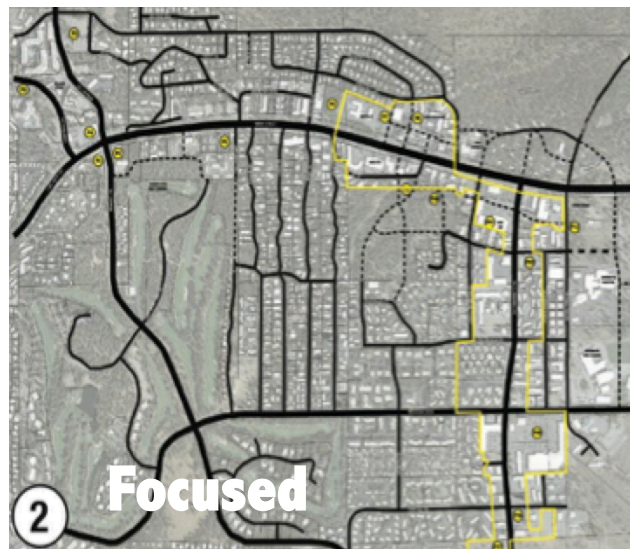
- Boundaries
- Taxing Authority Participation
- Engagement – Support & Vote
- Revenue Potential
- Governance



Town of Mammoth Lakes



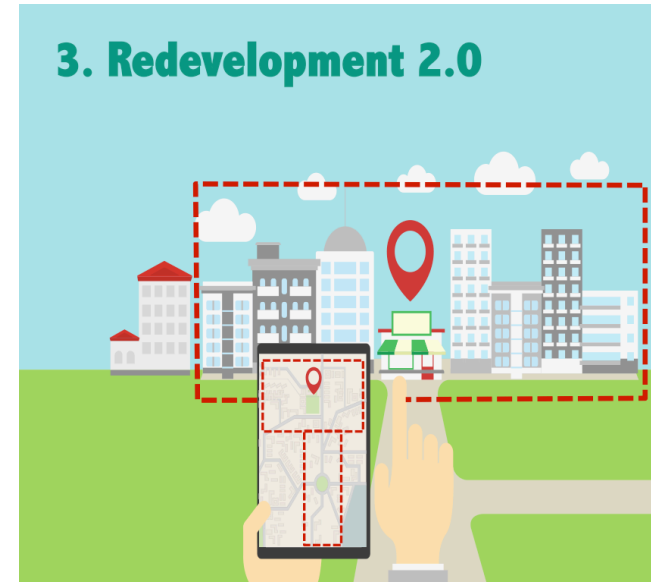
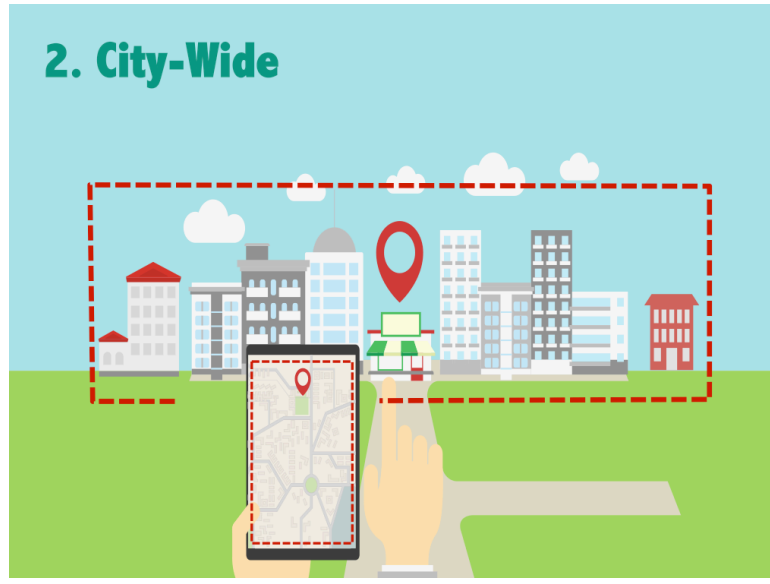
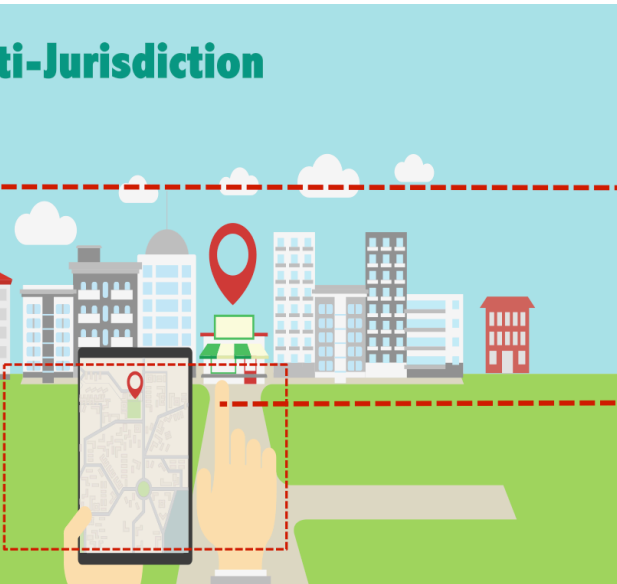
Redevelopment 2.0



Focused



Targeted Sites



# Rapid Assessment of EFD opportunities Goals, Type, Opportunity Sites, % Rev. Share, Gap/Need



# development Replacement?



## EIFD Opportunity

Greater than 20%

15% to 19.9%

9% to 14.9%

Less Than 9%

## Revenue Share – Number of Cities by Category

GO! 45

Lock in Increment

Start! 50

Assess/Study Alternatives

WARNING! 198

Reach out to Taxing Entities

STOP! 185

Negotiate Increment Sharing

## Process to Create an EIFD

The process to create the EIFD occurs through three primary steps:

**Step 1: Create an EIFD Authority**

**Step 2: Adopt a Resolution of Intent for an EIFD**

**Step 3: Develop an Infrastructure Financing Plan**

As we will build the business case for creating an EIFD through comprehensive thoughtful analysis.



**Darin Dinsmore**  
Crowdbrite  
+Buildbrite



**Fred Silva**  
CAFWD