



City Commission Work Session

Agenda

September 11, 2025 @ 3:30 PM

City Hall Commission Chambers
401 S. Park Avenue

welcome

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please note

Times are projected and subject to change.

1. Meeting Called to Order**2. Discussion Item (s)**

- a. W. Fairbanks Avenue Update & Discussion

60 Minutes

3. Adjournment

**item type**

Discussion Item (s)

meeting date

September 11, 2025

prepared by

Peter Moore, Director of Office of Management and Budget

approved by

Randy Knight, City Manager

subject

W. Fairbanks Avenue Update & Discussion

motion | recommendation

N/A

background

Staff will provide an update to the City Commission regarding the W. Fairbanks Avenue corridor from I-4 to 17/92. The corridor largely remains untapped by significant development but as other areas of the city have matured and built-out, interest is building along W. Fairbanks. The city has the opportunity help guide and influence this process and staff will provide a presentation to the Commission that details the following:

- Existing infrastructure, history of past and planned project investments, and composition of the corridor
- Summary of stakeholder feedback regarding the area
- Review of recent policy approvals such as the CRA extension, land development code, and the pending Economic Enhancement Zone, and the implications for the corridor
- Discussion of trends and goals for the corridor
- Establishing feedback from the Commission regarding next steps as it relates to policy and infrastructure incentives to encourage desired redevelopment

Staff would welcome feedback from the Commission regarding their impressions of the corridor and any potential desired goals for future redevelopment.

alternatives | other considerations

N/A

fiscal impact

W. Fairbanks has been contemplated in the Comprehensive Plan to have some of the greatest allowable densities for redevelopment. However it remains one of the least developed areas of the city with scattered ownership and only small scale projects that undervalue the taxable benefit of the corridor. There is tremendous opportunity but little cohesive action despite a history of strong city investment in infrastructure. W. Fairbanks provides the potential for meaningful value creation without adverse impact to the core of the city.

attachments

None