Agenda
City of Cocoa
Diamond Square Community Redevelopment
Agency Regular Meeting

October 19, 2026
6:00 PM
65 Stone Street, Cocoa, FL 32922

I. CALL TO ORDER

1. Invocation
2. Pledge of Allegiance
3. Roll Call

II. APPROVAL OF AGENDA AND MINUTES

1. Agenda: Regular Meeting of Diamond Square CRA for October 19, 2026.
2. Minutes: Regular Meeting of the Diamond Square CRA for September 21, 2026.

III. DELEGATIONS

IV. PRESENTATIONS

V. ACTION ITEMS

1. Request Agency approval for an application for the agency's Paint Grant Program in an amount not to exceed $1,500 for the property located at 722 Carissa Ave, Cocoa, FL 32922 and to authorize the City Manager to execute a Paint Program Agreement.
2. Request Agency approval for an application for the Beautification Grant Program in an amount not to exceed $750 for the property located at 722 Carissa Avenue, Cocoa, FL 32922 and to authorize the City Manager to execute a Beautification Grant Agreement.

VI. ATTORNEY'S REPORT

VII. UPDATES AND STAFF REPORTS

VIII. NEXT MEETING DATE - NOVEMBER 16, 2026 at 6:00 PM

IX. ADJOURNMENT

NOTICE TO PUBLIC:
This is a public meeting. All interested parties may attend. The facility wherein this meeting will be held is accessible to the physically handicapped. Please be advised that more than one member of the City Council may attend. Pursuant to Section 286.0105, Florida Statutes, the City hereby advises the public that: if a person decides to appeal any decision made by this board with respect to any matter considered at its meeting or hearing, that person will need a record of the proceedings and for such purpose, affected persons may need to insure that a verbatim record of the proceedings is made, and such record shall include the testimony and evidence upon which the appeal is to be based. This notice does not constitute consent by the City for the introduction or admission into evidence of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals otherwise allowed by law. This agenda is posted on the Municipal Bulletin Board and at the Central Brevard Library and Reference Center in Cocoa for public review.

DIAMOND SQUARE CRA AGENDA ITEM

Memo Date:	11/19/2025
Agenda Date:	10/19/2026
Prepared By:	Peyton Fink, Redevelopment Coordinator
Through:	Charlene Neuterman, Community Services Director
Requested Action:	Request Agency Approval of the Agenda from the Diamond Square CRA Regular Meeting on October 19, 2026, either as written or with amendments.

BACKGROUND:
Request Agency Approval of the Agenda from the Diamond Square CRA Regular Meeting on October 19, 2026, either as written or with amendments.

PRIORITY AREA CONNECTION:
Economic and Community Development

BUDGETARY IMPACT:

PREVIOUS ACTION:

RECOMMENDED MOTION:
Request Agency Approval of the Agenda from the Diamond Square CRA Regular Meeting on October 19, 2026, either as written or with amendments.

DIAMOND SQUARE
REDEVELOPMENT AGENCY

Crystal McQueen
Chairperson

Angelia Smith
Vice Chairperson

Larry Brown
Board Member
*(Appointed by Brevard County)

Delores Martin
Board Member

Jackie Isom
Board Member

Tracy Moore
Board Member

Amy Robinson
Board Member

DATE: Monday, October 19, 2026
TIME: 6:00 p.m.

Location: Council Chambers
City Hall
65 Stone Street

I. CALL TO ORDER
INVOCATION
PLEDGE OF ALLEGIANCE
ROLL CALL

II. APPROVAL OF AGENDA AND MINUTES

AGENDA: Regular Meeting of October 19, 2026
MINUTES: Minutes of the Regular Meeting of September 21, 2026

III. DELEGATIONS

IV. PRESENTATIONS

V. ACTION ITEMS

1. Request Agency approval for an application for the agency's Paint Grant Program in an amount not to exceed $1,500 for the property located at 722 Carissa Ave, Cocoa, FL 32922 and to authorize the City Manager to execute a Paint Program Agreement
2. Request Agency approval for an application for the Beautification Grant Program in an amount not to exceed $750 for the property located at 722 Carissa Avenue, Cocoa, FL 32922 and to authorize the City Manager to execute a Beautification Grant Agreement.

VI. ATTORNEY'S REPORT

VII. UPDATES AND STAFF REPORTS

VIII. NEXT MEETING DATE
The next meeting of the Diamond Square Community Redevelopment Agency is Monday, November 16, 2026, at 6:00 PM. The meeting will be held at the Cocoa City Hall, Council Chambers, located at 65 Stone Street, Cocoa, FL 32922.

IX. ADJOURNMENT

NOTICE TO PUBLIC:
This is a public meeting. All interested parties may attend. The facility wherein this meeting will be held is accessible to the physically handicapped. Please be advised that more than one member of the City Council may attend. Pursuant to Section 286.0105, *Florida Statutes,* the City hereby advises the public that: if a person decides to appeal any decision made by this board with respect to any matter considered at its meeting or hearing, that person will need a record of the proceedings and for such purpose, affected persons may need to insure that a verbatim record of the proceedings is made, and such record shall include the testimony and evidence upon which the appeal is to be based. This notice does not constitute consent by the City for the introduction or admission into evidence of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals otherwise allowed by law. This agenda is posted on the Municipal Bulletin Board and at the Central Brevard Library and Reference Center in Cocoa for public review.

DIAMOND SQUARE CRA AGENDA ITEM

Memo Date:	11/19/2025
Agenda Date:	10/19/2026
Prepared By:	Peyton Fink, Redevelopment Coordinator
Through:	Charlene Neuterman, Community Services Director
Requested Action:	Request Agency Approval of the Minutes from the Diamond Square CRA Regular Meeting on September 21, 2026, either as written or with amendments.

BACKGROUND:

Request Agency Approval of the Minutes from the Diamond Square CRA Regular Meeting on September 21, 2026, either as written or with amendments.

PRIORITY AREA CONNECTION:

Economic and Community Development

BUDGETARY IMPACT:

PREVIOUS ACTION:

RECOMMENDED MOTION:

Request Agency Approval of the Minutes from the Diamond Square CRA Regular Meeting on September 21, 2026, either as written or with amendments.

MINUTES
CITY OF COCOA
DIAMOND SQUARE CRA
REGULAR MEETING
September 21, 2026

The Regular Meeting of the Diamond Square Community Redevelopment Agency was held on September 21, 2026, at the City of Cocoa, the Dr. Joe Lee Smith Center, 415 Stone Street, Cocoa, FL, as publicly noticed.

I. **Call to Order**

Vice Chairperson Smith called the meeting to order at 6:03 p.m.

Invocation: Agency Member Robinson provided the invocation.

Pledge of Allegiance: Vice Chairperson Smith led the Pledge of Allegiance to the flag of the United States of America.

ROLL CALL:

Crystal McQueen	Chairperson
Angelia Smith	Vice Chairperson
Larry Brown	Agency Member
Jackie Isom	Agency Member
Tracy Moore	Agency Member
Amy Robinson	Agency Member
Delores Martin	Agency Member
Joseph Colombo	Agency Attorney
Peyton Fink	Recording Secretary

PRESENT:

Angelia Smith	Vice Chairperson
Larry Brown	Agency Member
Jackie Isom	Agency Member
Amy Robinson	Agency Member
Delores Martin	Agency Member
Joseph Colombo	Agency Attorney
Peyton Fink	Recording Secretary

ABSENT: Agency Member Moore, Chairperson McQueen arrived late.

STAFF PRESENT: City Manager Whitten, Community Services Director Neuterman, Board Liaison Goins.

II. **Approval of Agenda and Minutes:**

AGENDA:

Agenda - Regular Meeting of September 21, 2026.

***MOTION by Agency Member BROWN; SECONDED by Agency Member MARTIN to approve the Agenda for the Regular Meeting of September 21, 2026, as written.**

AYES: SMITH, BROWN, MARTIN, ROBINSON, ISOM

MOTION PASSED UNANIMOUSLY (5-0)

MINUTES:

Minutes- Regular Meeting of August 17, 2026

***MOTION by Agency Member BROWN; SECONDED by Agency Member MARTIN to approve the Minutes for the Regular Meeting of August 17, 2026 with a change on Page 2.**

AYES: SMITH, BROWN, MARTIN, ROBINSON, ISOM

MOTION PASSED UNANIMOUSLY (5-0)

III. **Delegations**:

1. Anita Gibson spoke about concerns she has regarding the lights around the Dr. Jolie Smith Center, trash, grass being cut, and outreach for kids in the community. Agency Member Brown informed her that the grass was brought up at last month's meeting and even though it was cut recently there are weeds growing. The Agency Attorney complimented Mrs. Gibson's nice words about kids in the community.
2. Agency Member Brown thanked everyone for showing up as this information is important to know. He then asked about the house across the street and Board Liaison Goins responded that information will be provided after the Diamond Square meeting is finished.
   (Chairperson McQueen arrived).

IV. **Presentations**:

1. The Alliance for Neighborhood restoration will provide a short presentation that represents their programs and the youth participants in Fiscal Year 2026.

   Delores Mclaughin provided a presentation to the agency members. She discussed the program as well as what skills participants will acquire as a result of them. Mrs. McLaughin also mentioned that a struggle with the program is outreach.

   The agency members briefly discussed outreach by acknowledging that church is an excellent way of sharing the program, while social media may be a great tool as well.

V. **Action Items:**

1. Request Agency approval of the FY 2027 Contract for Alliance for Neighborhood Restoration (ANR).

Director Neuterman gave a description of the action item. Based on the services they are providing to the community this contract does relate to the objectives of the CRA Plan.

The agency members requested that the annual amount for ANR be increased to $50,000. Director Neuterman does not see an issue with this request as we do have the funds available.

Vice Chairperson Smith is interested in seeing the monthly reports from ANR.

***MOTION by Agency Member ROBINSON; SECONDED by Agency Member ISOM to approve the FY2027 Contract for Alliance for Neighborhood Restoration (ANR) with the annual amount increased to $50,000.**

AYES: MCQUEEN, SMITH, BROWN, MARTIN, ROBINSON, ISOM

MOTION PASSED UNANIMOUSLY (6-0)

VI. **Attorney's Report**:

VII. **Updates and Staff Report:**

1. Director Neuterman shared that the History Harvest dates will be provided to the agency members in an email.
2. Information regarding the FRA conference has been provided to the agency members attending.
3. Director Neuterman spoke on Agency Member Moore's mothers passing, we will provide flowers.
4. The Chairperson acknowledged the Mayor's attendance at the meeting.
5. Board Liaison Goins notified attendees that his meeting will be taking place after this one concludes and staff will need 5 minutes to set up.

VIII. **Next Meeting Date**:

The next regularly scheduled meeting of the **Diamond Square Community Redevelopment Agency** will be on **Monday, October 19th,** at **6:00 pm** at the Cocoa City Hall unless a business need arises earlier.

IX. **Adjournment**

***MOTION by Agency Member BROWN to adjourn; SECONDED by Agency Member ROBINSON.**

AYES: MCQUEEN, SMITH, BROWN, MARTIN, ROBINSON, ISOM

MOTION PASSED UNANIMOUSLY (6-0)

THE MEETING WAS ADJOURNED at 6:47 p.m.

_____

Crystal McQueen, Chairperson

Respectfully Submitted by:

_____

Peyton Fink, Recording Secretary



ALLIANCE FOR NEIGHBORHOOD RESTORATION

STRONGER TOGETHER. BETTER TOGETHER.

ALLIANCE FOR NEIGHBORHOOD RESTORATION
STRONGER TOGETHER. BETTER TOGETHER.

EXECUTIVE SUMMARY & PROGRAM IMPACT

Meeting Presentation Copy

The Alliance for Neighborhood Restoration (ANR) remains committed to strengthening the Diamond Square community through targeted youth development, academic support, and employment readiness programs. Our partnership with the Diamond Square Redevelopment Agency continues to be a cornerstone of our mission to enhance quality of life for Cocoa residents through evidence-based programming and sustained outreach.

COLLABORATIVE COMMITMENT TO DIAMOND SQUARE

ANR and DSRDA share a unified vision: ensuring that youth and families in Diamond Square have access to high-quality programs that promote safety, leadership, academic achievement, and long-term stability. Our programs are intentionally designed to meet identified community needs and to support the CRA's redevelopment goals.

COMMUNITY IMPACT OVERVIEW

Across all programs, ANR served more than 150 youth through structured, recurring programming. A significant portion of participants reside in Diamond Square, demonstrating our targeted outreach and neighborhood impact.

150+	DIAMOND SQUARE	CORE PRIORITIES
Youth served across recurring programs	Targeted neighborhood outreach and participation	Safety • Leadership • Academics • Stability

PROGRAM HIGHLIGHTS

PAL After School Program

Daily Attendance: 13–15 youth

Diamond Square Residents: Approximately 100%

Core Services: Homework help, leadership development, social-emotional learning, arts, fitness, gardening, nutrition, and daily meals

Outcome Indicators

- Improved homework completion
- Increased leadership confidence
- Strengthened emotional regulation
- Healthier lifestyle habits

PROGRAM HIGHLIGHTS — CONTINUED



Youth Employment Training Program (YETP)

Annual Participants: Approximately 15
Completion Rate: 100%
Program Length: 4 weeks
Curriculum: Job applications, resumes, interviews, etiquette, financial literacy, and customer service
Internships: City of Cocoa, Brevard County Parks & Recreation, and Cops & Kids Camp

Outcome Indicators

- Workforce readiness
- Increased employability
- Professional skill development



Cops & Kids Summer Camp

Participants: Approximately 22
Community Reach: 50% of participants are from Diamond Square
Activities: Brevard Zoo, Swim lessons, Tours of government offices, Theme parks
Family Cost: Program offerings are provided at no cost to families

Outcome Indicators

- Positive police–youth relationships
- Exposure to civic leadership
- Enrichment experiences



Youth Directors Council (YDC)

Activities: Holiday food baskets, city events, and community service
Leadership Development: Conference participation and committee roles

Outcome Indicators

- Civic engagement
- Leadership growth
- Social justice awareness



Cocoa PAL Basketball & Cheer

Participants: 87 youth
Season: November–April
Location: Joe Lee Smith Community Center
Program Structure: Practices twice weekly with games every Saturday

Outcome Indicators

- Teamwork
- Sportsmanship
- Physical fitness

COMMUNITY EVENTS

2026 Juneteenth Arts & Cultural Festival

Date & Location: Saturday, June 20, 2026 • Riverfront Park

Partnership: Alliance for Neighborhood Restoration (ANR) and the City of Cocoa

Purpose: A free, family-centered celebration honoring Juneteenth while uplifting African American culture, heritage, and community unity.

Festival Highlights: Live entertainment, local artists, cultural exhibitors, youth activities, food trucks, and a community vendor marketplace.

Awards Presentation: Judge Samuel Bookhardt III, Attorney Kendall T. Moore, and Sergeant Marlon Buggs were recognized for service and community impact.

Youth Scholarships: Tameya Moore and Khamari Davis received scholarship awards.

Community Impact: Celebration, education, cultural enrichment, youth empowerment, and neighborhood pride across Cocoa and Brevard County.

Youth Empowerment Summit

Date & Location: July 14, 2026 • Cocoa Civic Center

Participation: More than 40 youth and 17 volunteers and professionals, including law enforcement and community leaders.

Partners: Alliance for Neighborhood Restoration (ANR) and Cocoa PAL

Program Focus: Annual leadership and personal-development event providing practical skills, mentorship, and inspiration for school, career, and community life.

Workshop Topics: Leadership, social justice awareness, academic readiness, wellness, and career exploration.

Youth Outcomes: Stronger confidence, communication, decision-making, positive role-model connections, and preparation to lead with purpose.

National Night Out (NNO)

Purpose: A nationwide community-building event that strengthens relationships between residents and law enforcement while promoting neighborhood safety and crime prevention.

Diamond Square Role: Brings families, youth, community leaders, and public safety partners together in a welcoming, high-visibility setting.

Resident Engagement: Encourages residents to connect with officers, learn about local resources, and build trust that supports long-term neighborhood stability.

Event Activities: Informational booths, youth engagement stations, safety demonstrations, and community entertainment.

Community Impact: Positive police-community partnerships, stronger neighborhood connections, and increased awareness of local safety resources.

Key Message: Strong neighborhoods are built through collaboration, visibility, and a shared commitment to safety and unity.

CLOSING PERSPECTIVE

Through sustained collaboration, targeted outreach, and recurring youth programming, ANR continues to support Diamond Square families with opportunities that strengthen safety, leadership, academic achievement, workforce readiness, and long-term community stability.

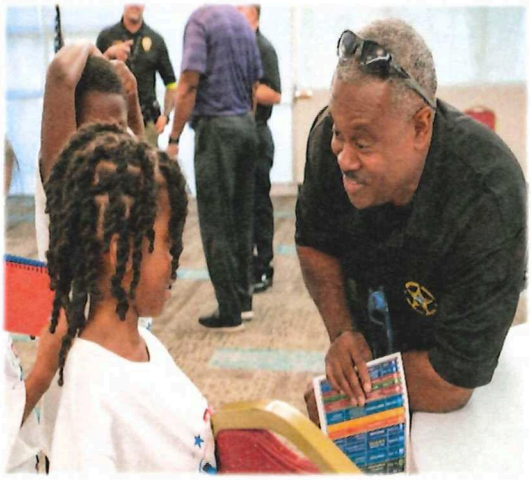
STRONGER TOGETHER. BETTER TOGETHER.


LEAD
Stronger Together
THINK
IDEA
Creative
PLANNING
CONCEPT
Hope
Restoration
Community
ANR
ALLIANCE FOR
NEIGHBORHOOD
RESTORATION
BREVARD
COMMUNITY
Receive with Ease
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Creates
Opportunity!
TOGETHER
We Build
Brighter Futures


2026
YOUTH
SUMMIT















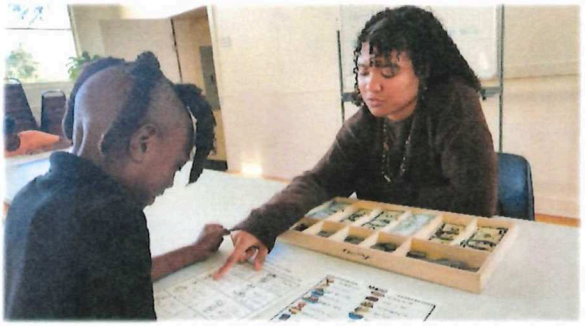





















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COCOA PAL
COCOA PAL
COCOA PAL
COCOA PAL






Checkers

DIAMOND SQUARE CRA AGENDA ITEM

Memo Date:	09/16/2026
Agenda Date:	10/19/2026
Prepared By:	Peyton Fink, Redevelopment Coordinator
Through:	Charlene Neuterman, Community Services Director
Requested Action:	Agency approval of an application for the agency's Paint Grant Program in an amount not to exceed $1,500 for the property located at 722 Carissa Ave, Cocoa, FL 32922 and to authorize the City Manager to execute a Paint Program Agreement.

BACKGROUND:

Since 1998, the objective of the Diamond Square Community Redevelopment Agency (CRA) Plan has been to leverage the neighborhood's existing assets to support the revitalization of the area and remove the blighting influences identified in the original "Finding of Necessity" study. In the past, the City and the CRA have invested substantially in upgrading infrastructure, removing blighted structures, assembling land and funding façade improvements. The Plan update in 2014 was created to build on prior years serving as a guide to implement the community's vision through refocusing on the roles, priorities and connections of the CRA and with other organizations. The update was intended to support desired growth and development in order to stimulate private investment and enhance community identity. The Paint Grant Program has budgeted funds in FY 2027 to award grants throughout the fiscal year. Applications are subject to availability of funds which are awarded on a first-come, first-serve basis to homeowners meeting all Program eligibility requirements. The program eligibility requirements are as follows: Applicant/homeowner must reside in the home requesting participation in the program. Home shall not be named in any outstanding code enforcement liens.

In this case, Thomas Nash has submitted a Residential Paint Grant application for an amount not to exceed $1,500 for his property located at 722 Carissa Avenue, Cocoa, FL 32922. This grant would allow Mr. Nash to make renovations to his house to keep the exterior up to date. Staff request approval of the grant application for an amount not to exceed $1,500.

PRIORITY AREA CONNECTION:

Economic and Community Development

BUDGETARY IMPACT:

Budgeted? Yes

Source/Use of Funds

Account Number	Amount
111-3230-559.83-00	$1,500 NTE

PREVIOUS ACTION:

RECOMMENDED MOTION:
Agency approval of an application for the agency's Paint Grant Program in an amount not to exceed $1,500 for the property located at 722 Carissa Ave, Cocoa, FL 32922 and to authorize the City Manager to execute a Paint Program Agreement.

DIAMOND SQUARE
REDEVELOPMENT AGENCY

65 Stone Street Cocoa,
FL 32922
(321) 433-8577 (phone)

DIAMOND SQUARE COMMUNITY REDEVELOPMENT AGENCY

RESIDENTIAL PAINTING PROGRAM
GUIDELINES AND APPLICATION



08/17/26 Agency approved update

Residential Paint Program Guidelines

I. Purpose

The Diamond Square Community Redevelopment Residential Paint Program (hereinafter the "Program") was established by the Diamond Square Community Redevelopment Agency (the "CRA)" to encourage residents of the Diamond Square area to improve the exterior of their residences, thereby reducing blight conditions and improving the aesthetics of the community. Through the Diamond Square Redevelopment Plan the CRA is authorized to "support and encourage improved appearance and design of both public and private projects. Strategies may include, but are not limited to, developing design guidelines, providing design assistance, facade grant and/or paint programs, incentives, and partnerships with both the public and private sector." The Program allows eligible applicants to share with the CRA the cost of painting an existing residential property within the Diamond Square Redevelopment Area.

II. Availability of Funds

This Program is subject to the availability of funds in the CRA's Diamond Square Redevelopment Area. If such funds are available and allocated to this Program, the funds will be awarded on a first-come, first-serve basis to home owners meeting all Program guidelines. Up to $1,500.00 that include pressure washing, paint and paint supplies to be awarded per approved project. The recipient shall be responsible for painting and any additional costs associated with the project. The CRA reserves sole discretion in the review of applications and in awarding funds under this Program.

III. Eligibility

The residential dwelling (hereinafter the "Home") must be located within the Diamond Square Community Redevelopment Area.

1. The Applicant/Home Owner must reside in the Home requesting participation in the Paint Program.
2. The Home shall have no existing code violations and the owner shall not be named in any outstanding code enforcement liens.
3. **The home must have homestead exempt tax status.**
4. The project shall consist of painting the exterior of the Home. Interior painting projects are not eligible. Current members of the CRA or City Staff are not eligible. The exterior of the Home will be pressure washed by a contractor after the application is approved. CRA staff will verify completion of the pressure washing.
5. Applications may be considered according to an "application cycle" established by the CRA.
6. Returning applicants must wait ten years before reapplying for Paint Grant.

IV. Applicant Requirements/Program Process

1. The applicant must obtain and submit a completed CRA Paint Program application to CRA staff with all required attachments:
   a. Proof of home ownership.
   b. Colored photographs of all sides of the Home (before photos).
2. Within 30 business days the CRA staff will review the application and notify the applicant, in writing, of its approval, denial for failure to meet Program requirements or to request missing or additional information needed to complete review.
3. The CRA will have the home exterior pressure washed after CRA approval of application and prior to selection and purchase of Paint and paint supplies.
4. The application must include the chosen color scheme for both the building and trim.
5. Upon Application Approval, recipient will work with the Painting Vendor for specific color palate selections and for paint supplies that will be sufficient in order to complete an industry-standard paint job.

Ì ˆ Upon selection and transfer of paint and supplies to the applicant, the CRA will issue payment directly to the paint supply company.

Ï ˆ Work must commence on the project within 30 days of the applicant's receipt of the paint and paint supplies. All work must be complete within 90 days from the commencement date. **Commencement Date begins upon the approval of the application by the DSCRA Board.**

Î ˆ Upon completion of the work, the applicant must contact the CRA staff to arrange a completion inspection. All work will be inspected by the CRA after completion of the project for the limited purpose of verifying the work was completed in accordance with these guidelines. In the event completed! work is not in compliance of the guidelines, CRA will notify the applicant of non-compliance within 15 days.

V. CRA Limit of Liability

The CRA's liability under this Program shall be solely limited pressure washing and to the purchase of paint and painting supplies in an amount not to exceed $1,500.00, approved in advance by the CRA for work completed in accordance with these guidelines, as evidenced by an executed Affidavit of Completion. The CRA expressly disclaims any other liability, warranty or guarantee, express or Implied.

Applicant must sign acknowledging receipt of the Program Guidelines.

Thomas Nash
Homeowner Signature

9-10-2026
Date

Peyton Zeiler
Diamond Square Community Redevelopment Agency Representative

9-10-2026
Date

APPLICANT INFORMATION

Applicant/Name: Thomas Nash Drivers License #[redacted]

Home Address: 722 Carissa Ave. Cocoa FL. 32922
Street City State Zip Code

Telephone: [redacted] E-Mail: [redacted]

Initial boxes:

☑ I am the building owner and have attached proof of ownership such as recorded deed or recent property tax bill.

☑ **I live in the home at the address given above.**

Exterior Paint for Walls and Trim:

1,372 square feet of home

_____ Color Selection - Walls

_____ Color Selection - Trim

You must attach color photographs of the existing building showing all exterior sides of the building.

Paint Grant Program Affidavit:

By signing and submitting this application, I attest and certify that and acknowledge that:

1. I have been provided a copy of and have read, understand and will comply with the Diamond Square Residential Paint Program Guidelines.
2. I certify that I am both the Applicant and Homeowner.
3. **I certify that I live in the home.**
4. I understand the Home must be located in the Diamond Square Redevelopment Area to be eligible.
5. I attest the Home has no existing code violations and the Home Owner is not named in any outstanding code enforcement liens.
6. **The home has homestead exempt tax status.**
7. I understand that the exterior of the Home will be pressure-washed by an approved contractor determined by the CRA before receiving the paint and paint supplies.
8. Upon application approval, the Recipient will consult with CRA staff and/or a paint supply representative to determine what paint and supplies will be sufficient in order to complete an Industry-standard paint job.
9. I understand that work must commence on the project within 30 days of receipt of the paint and paint supplies.
10. I understand that all work must be complete within 90 days of receipt of the paint and supplies the grant commencement date.
11. **I understand the Commencement Date is the date of the application approval by the DSCRA.**
12. I understand that the CRA will provide pressure washing, paint and paint supplies in an amount not to exceed $1,500.00 to be used to paint the exterior residential structure listed on the application, and that I am responsible for labor and any other costs or overages.
13. I further understand that failure to comply with the Guidelines will result in ineligibility to participate in this Program.
14. I understand that the CRA's liability under this Program shall be solely limited to pressure washing and the purchase of paint and paint supplies in an amount not to exceed $1,500.00.
15. I further understand that the CRA expressly disclaims any other liability, warranty or guarantee, express or implied, for the work completed by the applicant.
16. Upon completion of the project, I agree to notify the DSCRA/Staff member of completion of the painting.
17. I understand that the CRA does not discriminate on the basis of race, color, gender, age religion, national origin, marital status, sexual orientation, gender identity, or disability (protected characteristics) and will not tolerate any such discrimination by or against its employees or citizens utilizing CRA programs.
18. I understand that the presence of any lead-based paint and the abatement of such is the sole responsibility of the Applicant/Home Owner and the CRA disclaims any liability, warranty or guarantee, related to the presence of lead-based paint on the Building.
19. I understand that applications may be considered according to an " application cycle" established by the CRA.
20. I certify that all information in the application, and all information furnished in support of this application, is true and complete to the best of my/our knowledge and belief.
21. I understand that I have a continuing obligation to inform the CRA (in writing) of any changes to the information provided in this application.
22. I understand that verifications of this information may be obtained or made by the CRA.
23. I understand that the application is ineligible if I have received a Paint Grant within the last ten years.
24. If approved by the CRA Manager in Section V below, this application shall constitute a binding agreement between the CRA, the Applicant and the Building Owner.

Thomas Nash
Signature of Homeowner

9-10-2026
Date

STATE of FLORIDA, COUNTY OF BREVARD. The foregoing instrument was acknowledged before me this 10 day of September, 2026, BY Thomas Nash who is personally known to me or who has produced FL DL as identification.

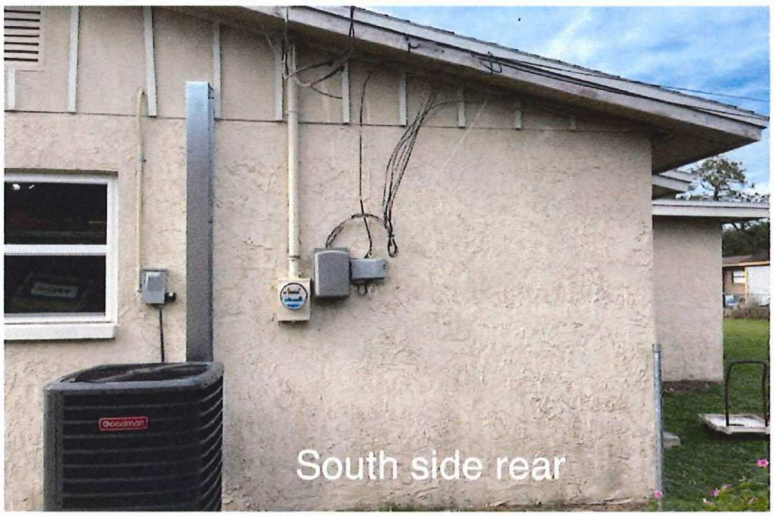
Notary Public, State of FLORIDA **Affix Stamp:**

Notary Public State of Florida
Alyssa Marie Session
My Commission HH 754289
Expires 1/8/2030

08/17/26 Agency approved update

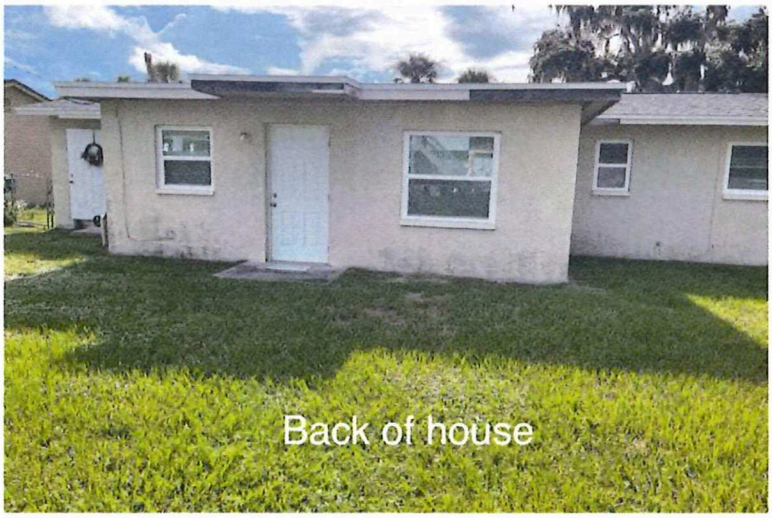
Return complete application by mail or in person to:
Diamond Square Community Redevelopment Agency
ATTN: DS Residential Paint Program
65 Stone Street
Cocoa, FL 32922

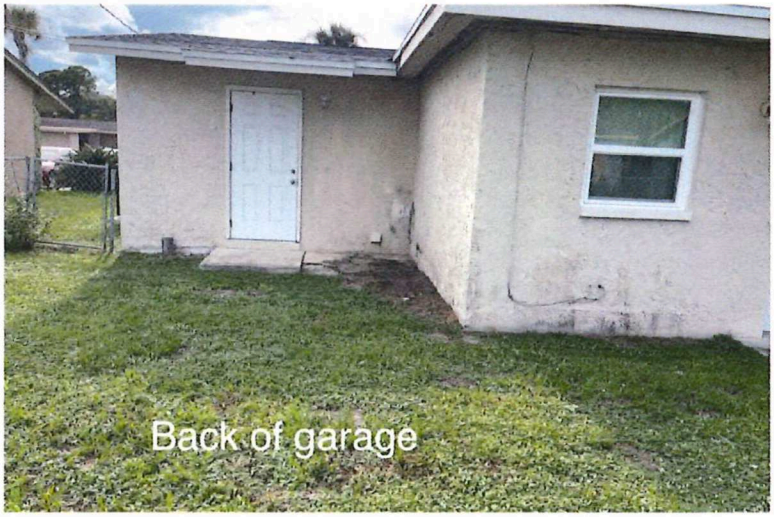

Front


South side rear


North side


South side front


Back of house


Back of garage

Dana Blickley, CFA, Brevard County Property Appraiser
Titusville • Viera • Melbourne • Palm Bay
(321) 264-6700
www.bcpao.us
Disclaimer

REAL PROPERTY DETAILS

Account 2424759 - Roll Year 2026

Owners	NASH, THOMAS GENE,SR
Mailing Address	722 CARISSA AVE COCOA FL 32922
Site Address	722 CARISSA AVE COCOA FL 32922
Parcel ID	24-36-32-51-B-10
Taxing District	23D0 - COCOA
Exemptions	HEX1 - HOMESTEAD FIRST HEX2 - HOMESTEAD ADDITIONAL
Property Use	0110 - SINGLE FAMILY RESIDENCE
Total Acres	0.17
Site Code	0001 - NO OTHER CODE APPL.
Plat Book/Page	0017/0088
Subdivision	PINE GROVE PARK NO 2 1ST ADDN
Land Description	PINE GROVE PARK NO 2 1ST ADDN LOT 10 BLK B



VALUE SUMMARY

Category	2026	2025	2024
Market Value	$232,490	$229,630	$227,370
Agricultural Land Value	$0	$0	$0
Assessed Value Non-School	$187,540	$182,610	$177,470
Assessed Value School	$187,540	$182,610	$177,470
Homestead Exemption	$25,000	$25,000	$25,000
Additional Homestead	$26,411	$25,722	$25,000
Other Exemptions	$0	$0	$0
Taxable Value Non-School	$136,129	$131,888	$127,470
Taxable Value School	$162,540	$157,610	$152,470

SALES / TRANSFERS

Date	Price	Type	Instrument
02/03/2021	$150,000	WD	9004/2387
08/01/1976	--	--	1653/0017

BUILDINGS

PROPERTY DATA CARD #1

Building Use: 0110 - SINGLE FAMILY RESIDENCE

Materials	
Exterior Wall:	STUCCO
Frame:	MASNRYCONC
Roof:	ASPH/ASB SHNGL
Roof Structure:	HIP/GABLE

Details	
Year Built	1964
Story Height	8
Floors	1
Residential Units	1
Commercial Units	0

Sub-Areas	
Base Area (1st)	1,372
Garage	336
Open Porch	80
Total Base Area	1,372
Total Sub Area	1,788

Extra Features	
Fireplace	1

DIAMOND SQUARE CRA AGENDA ITEM

Memo Date:	09/16/2026
Agenda Date:	10/19/2026
Prepared By:	Peyton Fink, Redevelopment Coordinator
Through:	Charlene Neuterman, Community Services Director
Requested Action:	Agency approval for an application to the Beautification Grant Program in an amount not to exceed $750 for the property located at 722 Carissa Avenue, Cocoa, FL 32922 and to authorize the City Manager to execute a Beautification Grant Agreement.

BACKGROUND:

Since 1998, the objective of the Diamond Square Community Redevelopment Agency (CRA) Plan has been to leverage the neighborhood's existing assets to support the revitalization of the area and remove the blighting influences identified in the original "Finding of Necessity" study. In the past, the City and CRA have invested substantially in upgrading infrastructure, removing blighted structures, assembling land and funding façade improvements.

The Plan update in 2014 was created to build on prior years, serving as a guide to implement the community's vision through refocusing on the roles, priorities, and connections of the CRA and with other organizations. The update was intended to support desired growth and development in order to stimulate private investment and enhance community identity.

The Beautification Grant Program has budgeted funds in FY 2027 to award grants throughout the fiscal year. Applications are subject to availability of funds which are awarded on a first-come, first-serve basis to homeowners meeting all Program eligibility requirements. The program eligibility requirements are as follows:
Applicant/homeowner must reside in the home requesting participation in the program.
Home shall not be named in any outstanding code enforcement liens.

In this instance, the applicant is Thomas Nash of 722 Carissa Avenue, Cocoa, FL 32922. Mr. Nash has met all the requirements and staff are requesting agency approval to award the applicant an amount not to exceed $750.

PRIORITY AREA CONNECTION:

Economic and Community Development

BUDGETARY IMPACT:

Budgeted? Yes

Source/Use of Funds

Account Number	Amount
111-3230-559.83-00	$750 NTE

PREVIOUS ACTION:

RECOMMENDED MOTION:

Agency approval for an application to the Beautification Grant Program in an amount not to exceed $750 for the property located at 722 Carissa Avenue, Cocoa, FL 32922 and to authorize the City Manager to execute a Beautification Grant Agreement.

DIAMOND SQUARE
REDEVELOPMENT AGENCY

65 Stone Street Cocoa,
FL 32922
(321) 433-8577 (phone)

DIAMOND SQUARE COMMUNITY REDEVELOPMENT AGENCY

RESIDENTIAL BEAUTIFICATION PROGRAM GUIDELINES AND APPLICATION



08/17/26 Agency approved update

I. Purpose

The Diamond Square Community Redevelopment Residential Beautification Program (hereinafter the "Program") was established by the Diamond Square Community Redevelopment Agency (the "CRA)" to encourage residents of the Diamond Square area to improve the exterior of their residences, thereby reducing blight conditions and improving the aesthetics of the community. Through the Diamond Square Redevelopment Plan the CRA is authorized to "support and encourage improved appearance and design of both public and private projects. Strategies may include, but are not limited to, developing design guidelines, providing design assistance, facade grant and/or paint programs, incentives, and partnerships with both the public and private sector." The Program allows eligible applicants to share with the CRA the cost of landscaping supplies for an existing residential property within the Diamond Square Redevelopment Area.

II. Availability of Funds

This Program is subject to the availability of funds in the CRA's Diamond Square Redevelopment Area. If such funds are available and allocated to this Program, the funds will be awarded on a first-come, first-serve basis to home owners meeting all Program guidelines. Up to $750.00 for selected landscaping supplies will be awarded per approved project. The recipient shall be responsible for the planting and all additional costs associated with the project. The CRA reserves sole discretion in the review of applications and in awarding funds under this Program. The intent of this grant is to support and encourage improved appearance and therefore, the DSCRA may not approve all applicants.

III. Eligibility

The residential dwelling (hereinafter the "Home") must be located within the Diamond Square Community Redevelopment Area.

1. The Home Owner must reside in the Home requesting participation in the Beautification Program
2. The Home shall have no existing code violations and the owner shall not be named in any outstanding code enforcement liens.
3. **The home must have homestead exempt tax status.**
4. The project shall consist of landscaping supplies outside of the Home (i.e., ground cover, bushes, mulch). Current members of the CRA or City Staff are not eligible.
5. Applications may be considered according to an "application cycle" established by the CRA.
6. Returning applicants must wait 5 years before reapplying for Beautification Grant.

IV. Applicant Requirements/Program Process

1. The applicant must obtain and submit a completed Diamond Square CRA Beautification Program application to CRA staff with all required attachments:
   a. Proof of home ownership.
   b. Colored photographs of the area to be landscaped.
2. Within 30 business days the CRA staff will review the application and notify the applicant, in writing, of its approval, denial for failure to meet Program requirements or to request missing or additional information needed to complete review.
3. All plantings must be in the front of the home and within street-view.
4. All plantings must be "Florida Friendly", shrubs or bushes ("Florida Friendly" is defined as 'quality landscapes that conserve water, protect the environment, are adaptable to local conditions, and are drought tolerant.)
   a. The Landscaper has provided a Materials List for Application Recipients to select from. That list is included with the application. Recipient will work with the Landscaper to select appropriate plantings and arrange for delivery.

5. After selection and delivery of shrubs/plants/bushes, the CRA will issue payment directly to the landscaping company.
6. Work must commence on the project within 15 days of the applicant's receipt of the landscaping supplies. All work must be completed within 90 days from the commencement date. **Commencement Date begins upon the approval of the application by the DSCRA Board.**
7. Upon completion of the work, the applicant must contact the CRA staff to arrange a completion inspection. All work will be inspected by the CRA after completion of the project for the limited purpose of verifying the work was completed in accordance with these guidelines. In the event completed work is not in compliance of the guidelines, CRA will notify the applicant of non-compliance within 15 days.

V. CRA Limit of Liability

The CRA's liability under this Program shall be solely limited to the purchase of landscaping supplies in an amount not to exceed $750.00, approved in advance by the CRA for work completed in accordance with these guidelines, as evidenced by an executed Affidavit of Completion. The CRA expressly disclaims any other liability, warranty or guarantee, express or Implied.

Applicant must sign acknowledging receipt of the Program Guidelines.

Thomas Nash
Homeowner Signature

9-10-2026
Date

Peyton Zink
Diamond Square Community Redevelopment Agency Representative

9-10-2026
Date

APPLICANT INFORMATION

Applicant/Name: Thomas Nash Drivers License #[redacted]

Home Address: 722 Carissa AVE. Cocoa FL. 32922
Street City State Zip Code

Telephone:[redacted] E-Mail:[redacted]

Initial boxes:

☑ I am the building owner and have attached proof of ownership such as recorded deed or recent property tax bill.

☑ I live in the home at the address given above.

"Florida Friendly" Shrubs / bushes:

All plantings must be "Florida Friendly", shrubs or bushes ("Florida Friendly" is defined as 'quality landscapes that conserve water, protect the environment, are adaptable to local conditions, and are drought tolerant.)

a. The Landscaper has provided a Materials List for Application Recipients to select from. That list is included with the application. Recipient will work with the Landscaper to select appropriate plantings and arrange for delivery.

If requesting mulch, indicate here what color - Circle one: Brown, Black or Red

You must attach color photographs of the existing home showing all exterior sides of the building. Please indicate on the photographs the location of the plantings.

Beautification Grant Program Affidavit:

By signing and submitting this application, I attest and certify that:

1. I have been provided a copy of and have read, understand and will comply with the Diamond Square Residential Beautification Program Guidelines.
2. I certify that I am the Applicant and Homeowner.
3. **I certify that I live in the home.**
4. I understand the Home must be located in the Diamond Square Redevelopment Area to be eligible.
5. I attest that the Home has no existing code violations and the Home Owner is not named in any outstanding code enforcement liens.
6. **The home has homestead exempt tax status.**
7. Upon application approval, the Applicant will consult with CRA staff and/or a representative from a CRA approved landscaping supply company to discuss and place an order and to complete an Industry-standard job.
8. I understand that work must commence on the project within 15 days of receipt of the landscaping supplies.
9. **I understand that all work must be completed within 90 days of grant commencement.**
10. **I understand that Commencement Date is the date of application approval by the DSCRA.**
11. I understand that the CRA will provide landscaping supplies in an amount not to exceed $750.00 to be used for landscaping the exterior residential structure listed on the application, and that I am responsible for labor and any other costs or overages.
12. I further understand that failure to comply with the Guidelines will result in ineligibility to participate in this Program.
13. I understand that all landscaping will be in the front of the home or within "street view".
14. I understand that the CRA's liability under this Program shall be solely limited the purchase of landscaping supplies in an amount not to exceed $750.00.
15. I further understand that the CRA expressly disclaims any other liability, warranty or guarantee, express or implied, for the work completed by the applicant.
16. Upon completion of the project, I agree to notify the DSCRA/Staff member of completion of the plantings.
17. I understand that the CRA does not discriminate on the basis of race, color, gender, age religion, national origin, marital status, sexual orientation, gender identity, or disability (protected characteristics) and will not tolerate any such discrimination by or against its employees or citizens utilizing CRA programs.
18. I understand that the presence of any lead-based paint and the abatement of such is the sole responsibility of the Applicant/Home Owner and the CRA disclaims any liability, warranty or guarantee, related to the presence of lead-based paint on the Building.
19. I understand that applications may be considered according to an " application cycle" established by the CRA.
20. I certify that all information in the application, and all information furnished in support of this application, is true and complete to the best of my/our knowledge and belief.
21. I understand that I have a continuing obligation to inform the CRA (in writing) of any changes to the information provided in this application.
22. I understand that verifications of this information may be obtained or made by the CRA.
23. I understand that the application is ineligible if I have received a Beautification Grant within the last five years.
24. If approved by the CRA Manager in Section V below, this application shall constitute a binding agreement between the CRA and the Applicant/Home Owner.

Thomas Nash — **Signature of Homeowner**

9-10-2026 — **Date**

STATE OF FL, COUNTY OF BREVARD. The foregoing instrument was acknowledged before me this 10 day of September, 20 26, BY Thomas Nash who is personally known to me or who has produced FL DL as identification.

Notary Public, State of FLORIDA Affix Stamp:

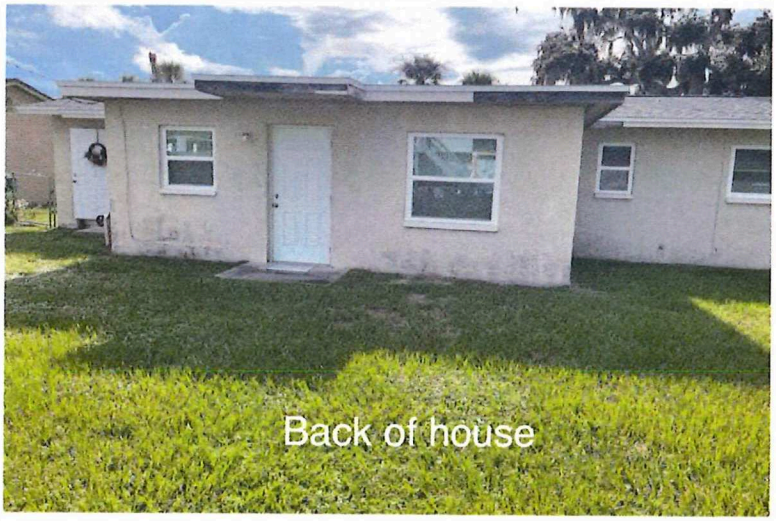
Notary Public State of Florida
Alyssa Marie Session
My Commission HH 754289
Expires 1/8/2030


Front


South side rear


North side


South side front


Back of house


Back of garage

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